

\$579,900 - 105, 85 Sage Hill Heights Nw, Calgary

MLS® #A2195061

\$579,900

4 Bedroom, 3.00 Bathroom, 1,516 sqft
Residential on 0.00 Acres

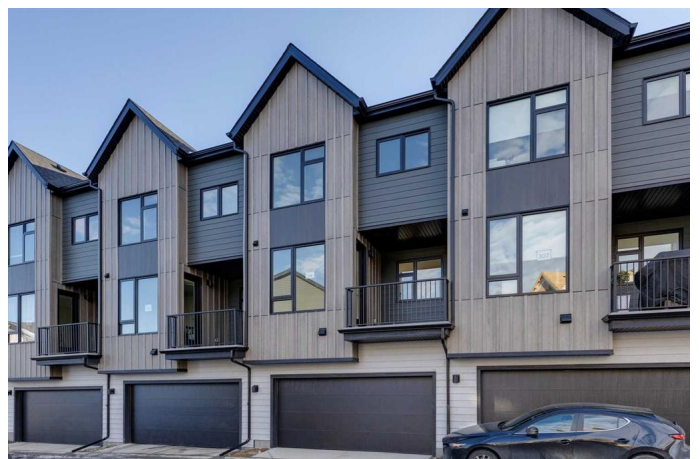
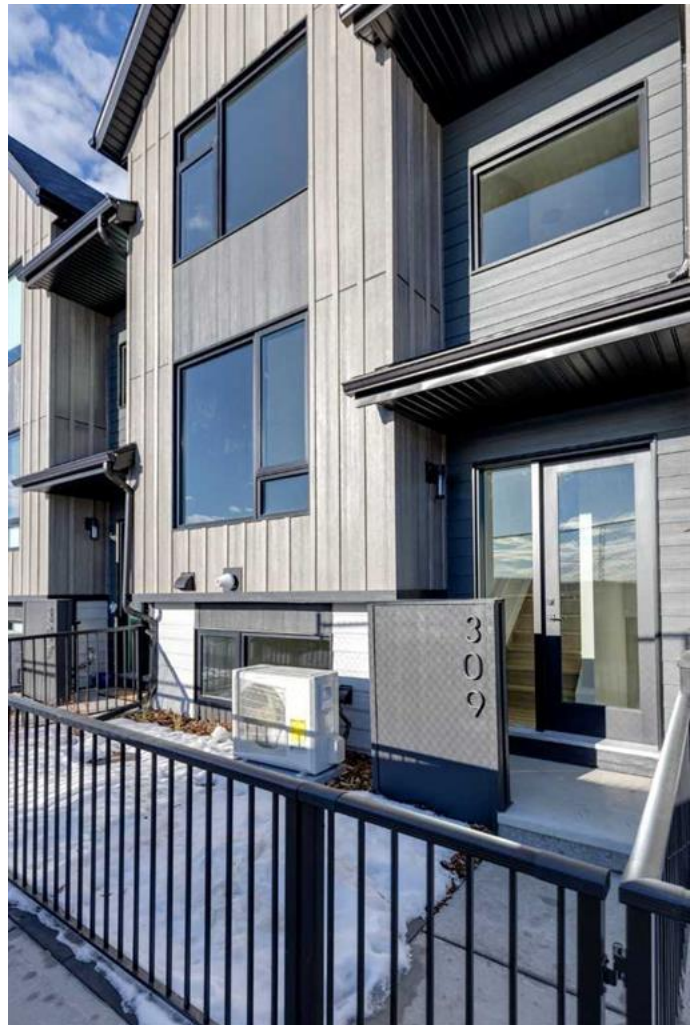
Sage Hill, Calgary, Alberta

Logel Homes presents its latest development in Sage Hill, featuring a double-car garage and four bedrooms in a generous 1,516 square feet (builder size). This north-facing residence is situated adjacent to the ravine, offering paved walking paths and direct access to nearby shopping. The layout features 2.5 bathrooms and is designed with high-quality finishes, including full-height cabinets and quartz countertops, complemented by beautiful, upgraded lighting fixtures. Enjoy the comfort of central air-conditioning, stainless steel appliances, and an abundance of natural light from the oversized windows and 9-foot ceilings on the main level. Outdoor living is enhanced with a covered rear deck. Ready for possession, this exceptional home comes with no HOA fees.

Built in 2025

Essential Information

| | |
|----------------|-----------|
| MLS® # | A2195061 |
| Price | \$579,900 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,516 |
| Acres | 0.00 |
| Year Built | 2025 |



| | |
|----------|-------------------|
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 and Half Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------------------|
| Address | 105, 85 Sage Hill Heights Nw |
| Subdivision | Sage Hill |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3R 2E5 |

Amenities

| | |
|----------------|--|
| Amenities | Snow Removal |
| Parking Spaces | 2 |
| Parking | Double Garage Attached, Garage Door Opener, Rear Drive |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Breakfast Bar, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters |
| Appliances | Electric Range, ENERGY STAR Qualified Dishwasher, ENERGY STAR Qualified Refrigerator, Microwave, Washer/Dryer |
| Heating | ENERGY STAR Qualified Equipment, Forced Air, Natural Gas, High Efficiency, Humidity Control |
| Cooling | Central Air |
| # of Stories | 3 |
| Basement | None |

Exterior

| | |
|-------------------|--|
| Exterior Features | Private Entrance, Uncovered Courtyard |
| Lot Description | Low Maintenance Landscape, Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Concrete, Wood Frame, Cement Fiber Board |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | February 17th, 2025 |
| Days on Market | 69 |

Zoning

MC-2

Listing Details

Listing Office

RE/MAX Real Estate (Central)



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