

\$395,000 - 707, 881 Sage Valley Boulevard Nw, Calgary

MLS® #A2205688

\$395,000

2 Bedroom, 2.00 Bathroom, 1,236 sqft

Residential on 0.00 Acres

Sage Hill, Calgary, Alberta

| Sonoma at Sage Hill | 1236 Square Foot, 3 Storey CORNER Unit in a QUIET inner location | 2 Bedroom, 1.5 Bathroom | Single ATTACHED Garage with STORAGE and a Parking Pad in front | Up the stairs brings you into a bright OPEN CONCEPT Kitchen, Dining and Living Room with low maintenance VINYL plank floors. The Kitchen includes a CORNER pantry for lots of storage, under cabinet LIGHTING, FULL HEIGHT upper cabinets with TILED backsplash and QUARTZ countertops. A 2-piece Bathroom and Stacked Washer/Dryer are conveniently located on this level. SUNNY, large, WEST facing balcony provides a place to relax and unwind at the end of the day. Up the stairs to the upper level reveals the privacy of two LARGE bedrooms and 4-piece Main Bathroom with QUARTZ countertops and a 6" DRAWER underneath the doors. The Primary Bedroom has DIRECT access to the bathroom through a walk-thru closet. Convenient access to Walmart, T&T Supermarket, Sobeys, Costco, Canadian Tire and Stoney Trail.

Built in 2015

Essential Information

MLS® #	A2205688
Price	\$395,000
Bedrooms	2
Bathrooms	2.00



Full Baths	1
Half Baths	1
Square Footage	1,236
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	707, 881 Sage Valley Boulevard Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 0R4

Amenities

Amenities	Visitor Parking
Parking Spaces	2
Parking	Driveway, Garage Door Opener, Single Garage Attached
# of Garages	1

Interior

Interior Features	High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Storage
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings, Electric Oven
Heating	Forced Air
Cooling	None
# of Stories	3
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Interior Lot, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Wood Frame, Cement Fiber Board

Foundation Poured Concrete

Additional Information

Date Listed March 28th, 2025
Days on Market 79
Zoning M-1
HOA Fees 75
HOA Fees Freq. ANN

Listing Details

Listing Office RE/MAX Real Estate (Mountain View)

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