\$248,000 - 3117, 3727 Sage Hill Drive Nw, Calgary

MLS® #A2246681

\$248,000

1 Bedroom, 1.00 Bathroom, 560 sqft Residential on 0.00 Acres

Sage Hill, Calgary, Alberta

OPEN HOUSE THIS SUNDAY SEPTEMBER 28 1:00-3:00PM This stylish and well-appointed 1-bedroom, 1-bathroom main floor condo offers 560 sq ft of thoughtfully designed living space. The open-concept layout features a sleek modern kitchen with full-height cabinetry, stainless steel appliances and a tiled backsplash. The bright living area is enhanced by large windows and patio doors leading to your private ground-level patio perfect for morning coffee or relaxing in the fresh air. The spacious bedroom is filled with natural light and offers ample closet space, while the full 4-piece bathroom adds a touch of modern comfort. A convenient dedicated office nook makes working from home a breeze, and in-suite laundry ensures everyday ease. This unit also comes with an assigned outdoor parking stall and storage locker for added convenience. The well run building offers secure entry, bike storage, and the property is nicely landscaped. Set in the highly sought-after Sage Hill community, you'II enjoy easy access to walking paths, nearby parks, and a wealth of shopping and dining options including Sage Hill Crossing and Creekside Shopping Centre. Quick access to major roadways makes commuting simple, whether you're heading downtown or exploring the city. Ideal for first-time buyers, downsizers, or investors, this move-in-ready home offers comfort, convenience, and a fantastic location all in one.







Essential Information

MLS® # A2246681 Price \$248,000

Bedrooms 1

Bathrooms 1.00

Full Baths 1

Square Footage 560

Acres 0.00

Year Built 2022

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

Community Information

Address 3117, 3727 Sage Hill Drive Nw

Subdivision Sage Hill
City Calgary
County Calgary
Province Alberta

Postal Code T3R 1T7

Amenities

Amenities Bicycle Storage, Elevator(s), Visitor Parking

Parking Spaces 1

Parking Assigned, Stall

Interior

Interior Features Storage, Ceiling Fan(s)

Appliances Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator,

Washer

Heating Baseboard

Cooling None

of Stories 4

Exterior

Exterior Features BBQ gas line

Construction Brick, Composite Siding, Vinyl Siding, Wood Frame

Additional Information

Date Listed August 8th, 2025

Days on Market 88

Zoning M-2 d200

Listing Details

Listing Office Royal LePage Benchmark

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