

\$329,999 - 1706, 250 Sage Valley Road Nw, Calgary

MLS® #A2264640

\$329,999

2 Bedroom, 1.00 Bathroom, 888 sqft

Residential on 0.00 Acres

Sage Hill, Calgary, Alberta

Welcome to this stylish townhome located in the highly sought-after community of Sage Hill. The modern kitchen is a true highlight, featuring granite countertops, ceramic glass backsplash, custom cabinetry, upgraded appliances, LED lighting, and an undermount sink.

The spacious living room is filled with natural light from large windows and offers fantastic views, along with direct access to a private patio—perfect for summer BBQs and entertaining.

This home offers a large guest bedroom and a generous master bedroom, both conveniently situated near the kitchen. The upgraded 4-piece bathroom includes a granite countertop and undermount sink for a sleek finish.

For added convenience, a storage room is located just off the bathroom and includes a stacked washer and dryer, hot water on demand system, and controls for the in-floor radiant heating.

Don't miss this incredible opportunity—call today to book your private viewing!

Built in 2015

Essential Information



MLS® #	A2264640
Price	\$329,999
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	888
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

Community Information

Address	1706, 250 Sage Valley Road Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R1E7

Amenities

Amenities	Parking, Snow Removal, Visitor Parking
Parking Spaces	1
Parking	Assigned, Stall

Interior

Interior Features	Granite Counters
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Low Maintenance Landscape, Views
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed October 15th, 2025
Days on Market 19
Zoning M-1 d75
HOA Fees 79
HOA Fees Freq. ANN

Listing Details

Listing Office Prep Ultra

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.