$318,000 - 101, 12 Sage Hill Terrace Nw, Calgary
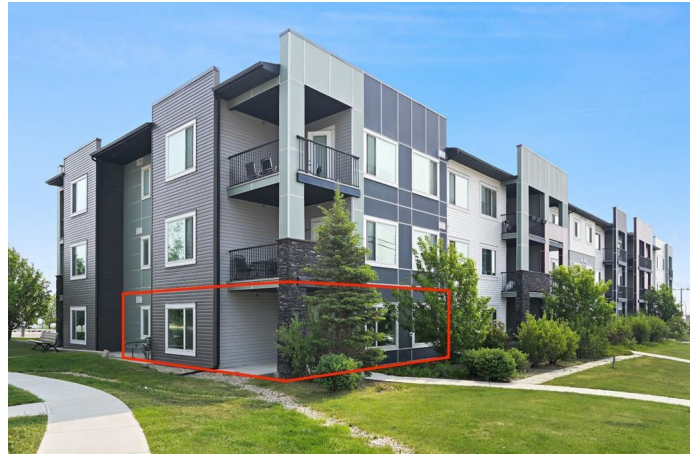
MLS® #A2230289

$318,000

2 Bedroom, 2.00 Bathroom, 806 sqft
Residential on 0.00 Acres

Sage Hill, Calgary, Alberta

Tucked into a quiet pocket of Sage Hill - this immaculately maintained 2 bed, 2 bath corner ground-level condo is located in the sought-after NW community of Sage Hill. With its own personal walkway and private entrance, this home offers the rare blend of privacy, comfort, and exceptional convenience. Designed with intention, this single-level home features 9-foot ceilings, an open-concept layout, and an abundance of southwest-facing natural light that fills every corner. The generous living space seamlessly flows into a modern kitchen, complete with granite countertops, stainless steel appliances, ample storage, and an island overhangâ€"perfect for high-top stools and easy conversation. Work from home? The spacious den provides the perfect office or additional storage. Enjoy the ease of in-suite laundry, assigned parking just outside your door, plus plenty of street parking for guests. The primary bedroom retreat includes a large walk-in closet and a 4-piece ensuite. The second bedroom is bright and inviting, with a large exterior window and an interior window that adds openness. A separate 4-piece guest bathroom ensures comfort and privacy for visitors. Enjoy building amenities like visitor parking, community room and secure bike storage, and discover the incredible private ravine only steps awayâ€"offering quiet walks and a peaceful escape from the cityâ€™s energy. Located minutes from shopping, restaurants, services, and easy access to Stoney Trail, this is the

perfect location for both everyday living and weekend adventures. Whether you're beginning a new chapter, simplifying your space, or looking for a place that just feels right, this home offers comfort, practicality, and a sense of calm.

Built in 2015

Essential Information

MLS® #	A2230289
Price	$318,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	806
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	101, 12 Sage Hill Terrace Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R0W6

Amenities

Amenities	Trash, Visitor Parking
Parking Spaces	1
Parking	Off Street, Stall

Interior

Interior Features	Breakfast Bar, Granite Counters, High Ceilings, Open Floorplan, Separate Entrance, Storage, Vinyl Windows, Walk-In Closet(s)

Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	In Floor
Cooling	None
# of Stories	3

Exterior

Exterior Features	Private Entrance
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 12th, 2025
Days on Market	2
Zoning	M-1 d100

Listing Details

Listing Office	eXp Realty