

# \$519,900 - 168 Sage Hill Grove Nw, Calgary

MLS® #A2195028

## \$519,900

3 Bedroom, 4.00 Bathroom, 1,426 sqft  
Residential on 0.03 Acres

Sage Hill, Calgary, Alberta

Welcome to this cozy townhouse nestled in the vibrant Sage Hill community of Northwest Calgary. This townhome has the convenience of an attached garage and a concrete driveway. The living room features HIGH CEILINGS with HUGE windows for lots of natural sunlight and it leads out to the huge deck. The kitchen has granite countertops, stainless steel appliances, a huge center island. There are two master suites, each with its own 4-pcs ensuite bathroom. The basement is fully finished with a bedroom and a full bathroom. The location is super convenient with easy access to major arteries like Stoney and Shaganappi Trail, amenities with more commercial development soon, and just minutes away to T&T Supermarket, Walmart and Costco.

Built in 2018

### Essential Information

MLS® #	A2195028
Price	\$519,900
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,426
Acres	0.03
Year Built	2018



Type Residential  
Sub-Type Row/Townhouse  
Style 4 Level Split  
Status Active

### Community Information

Address 168 Sage Hill Grove Nw  
Subdivision Sage Hill  
City Calgary  
County Calgary  
Province Alberta  
Postal Code T3R 0Z8

### Amenities

Amenities None  
Parking Spaces 1  
Parking Single Garage Attached  
# of Garages 1

### Interior

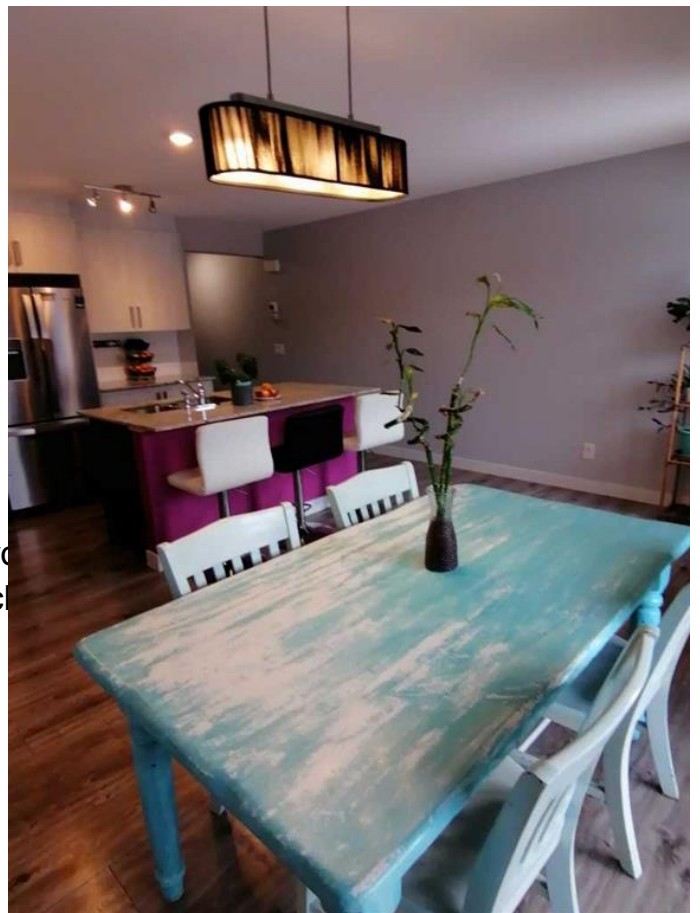
Interior Features Kitchen Island  
Appliances Dishwasher, Garage Control, Stove(s), Washer/Dryer Stack  
Heating Forced Air, Natural Gas  
Cooling None  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features Balcony  
Lot Description Interior Lot  
Roof Asphalt Shingle  
Construction Stone, Vinyl Siding  
Foundation Poured Concrete

### Additional Information

Date Listed March 9th, 2025  
Days on Market 33  
Zoning R-2M



## Listing Details

Listing Office      Diamond Realty & Associates LTD.

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.