



THE A-TEAM

RE/MAX FIRST

44 SAGE HILL Way, Calgary T3R 0H5

MLS #: A2134634 Area: Sage Hill Listing: 05/23/24 List Price: \$1,150,000
Status: Active County: Calgary Change: -\$45k, 10-Jun Association: Fort McMurray



General Information

Prop Type: Residential
Sub Type: Detached
City/Town: Calgary
Year Built: 2010
Lot Information
Lot Sz Ar: 5,704 sqft
Lot Shape:

Finished Floor Area
Abv Sqft: 2,884
Low Sqft:
Ttl Sqft: 2,884

DOM
33
Layout
Beds: 4 (3 1)
Baths: 3.5 (3 1)
Style: 2 Storey

Parking
Ttl Park: 6
Garage Sz: 3

Access:
Lot Feat: Backs on to Park/Green Space, Creek/River/Stream/Pond, Gentle Sloping, Irregular Lot, Landscaped, Private, See Remarks, Views
Park Feat: Triple Garage Attached

Utilities and Features

Roof: Asphalt Shingle
Heating: Fireplace(s), Forced Air, Natural Gas
Sewer:
Ext Feat: Balcony, Other, Private Entrance, Private Yard

Construction: Stone, Stucco
Flooring: Carpet, Ceramic Tile, Hardwood
Water Source:
Fnd/Bsmt: Poured Concrete

Kitchen Appl: Bar Fridge, Built-In Oven, Central Air Conditioner, Dishwasher, Garage Control(s), Garburator, Induction Cooktop, Instant Hot Water, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Int Feat: Bar, Granite Counters, High Ceilings, Kitchen Island, Natural Woodwork, No Smoking Home, Open Floorplan, See Remarks, Smart Home, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Wired for Sound

Utilities:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Lists rooms like Kitchen, Living Room, Dining Room, etc.











