

# \$324,499 - 323, 24 Sage Hill Terrace Nw, Calgary

MLS® #A2212153

**\$324,499**

2 Bedroom, 2.00 Bathroom, 692 sqft

Residential on 0.00 Acres

Sage Hill, Calgary, Alberta

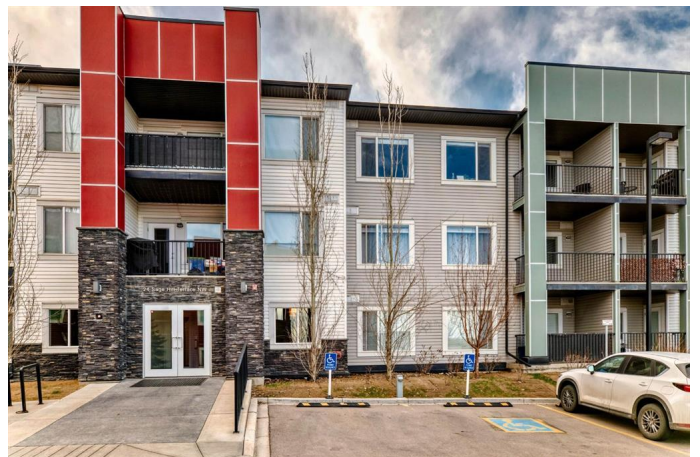
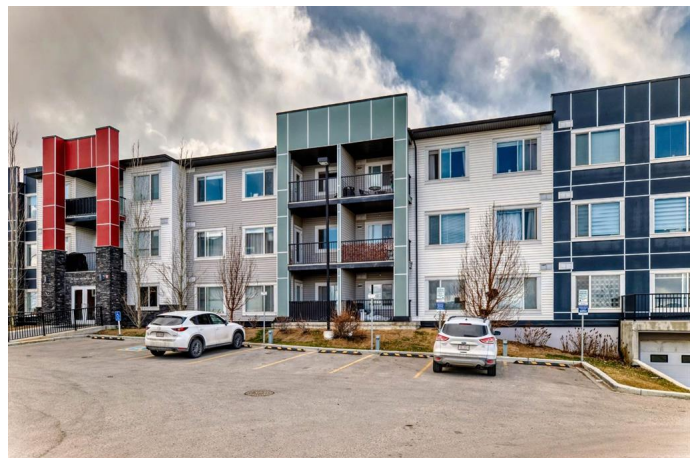
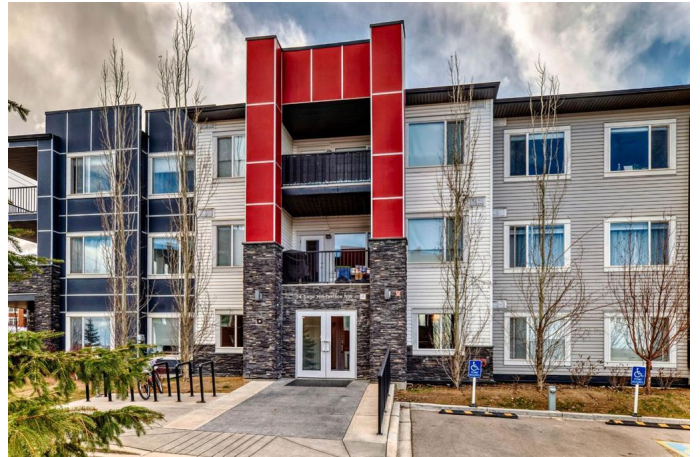
Top Floor. Move-In Ready. Fully Upgraded.  
Heated Underground Garage. In-floor Heating.  
Low Condo Fee.

This stunning top floor unit in the heart of Sage Hill offers 2 spacious bedrooms, a versatile den/storage, and 2 full bathrooms—all wrapped in modern elegance. Step inside and be welcomed by an abundance of natural light, soaring 9-ft ceilings, and an open-concept layout that instantly feels like home.

The stylish U-shaped kitchen is a chef's dream, featuring stainless steel appliances, granite countertops, a sleek modern palette, and bar seating for four—perfect for casual dining or entertaining. Both bedrooms are finished with durable laminate with in-floor heating, and including a generous primary suite with a walk-in closet and private 4-piece ensuite.

Enjoy serene views from your private balcony, the convenience of an in-suite laundry, and the added bonus of a titled heated underground parking stall. With easy access to major roadways and just minutes from top-tier shopping, dining, entertainment and services—including Walmart, Costco, T&T, Home Depot, Planet Fitness, GoodLife, Splitsville and more—this is urban living at its best.

Sage Hill isn't just a location—it's a lifestyle!



Built in 2018

## Essential Information

MLS® #	A2212153
Price	\$324,499
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	692
Acres	0.00
Year Built	2018
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information

Address	323, 24 Sage Hill Terrace Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 0W9

## Amenities

Amenities	Bicycle Storage, Elevator(s), Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Underground

## Interior

Interior Features	Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	In Floor
Cooling	None
# of Stories	3

## Exterior

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame

**Additional Information**

Date Listed	May 2nd, 2025
Days on Market	46
Zoning	M-1 d100

**Listing Details**

Listing Office	RE/MAX Real Estate (Central)
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