1314, 298 Sage Meadows Park NW
Calgary, Alberta

MLS # A2165978

$339,900

Division:	Sage Hill
Type:	Residential/Low Rise (2-4 stories)
Style:	Low-Rise(1-4)

Size:	670 sq.ft.	**Age:**	2020 (4 yrs old)
Beds:	2	**Baths:**	2

Garage:	Stall, Underground
Lot Size:	-
Lot Feat:	-

Heating:	Baseboard, Natural Gas	**Water:**	-
Floors:	Carpet, Laminate	**Sewer:**	-
Roof:	Asphalt	**Condo Fee:**	$ 345
Basement:	-	**LLD:**	-
Exterior:	Composite Siding, Wood Frame	**Zoning:**	M-2
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters		

Inclusions:	All shelving stays.

Welcome to this friendly community of Sage Hill . Fall in love with this beautiful open concept   2 bedrooms, 2 Full bathrooms with incredible views from the 3rd floor. You are greeted by a bright Living room with barn wood feature wall perfect for entertaining family and friends ; The kitchen is spacious and big enough for any chef, with modern tiled back splash , stainless appliances ,   spacious central island , quartz countertops with tons of space and lots of storage in the cabinets. It has a patio door leading to a balcony with BBQ hook up/ glass railings a nice spot to unwind with expansive views of the community . The primary suite has a large window that allows tons of natural light. A walk-through closet leads to a spacious 4 piece ensuite that includes double sinks and an executive shower. The second bedroom is great for a roommate or can function as a home office, and the additional 4 piece bath is a very convenient touch. Pipe shelving accents can be found throughout the unit, adding an industrial feel.An assigned storage locker will allow you to store your winter tires and athletic gear, while the titled heated underground parking will keep you safe and comfortable year-round. This is a pet-friendly building with 2 pets allowed. Conveniently located close to shopping and transit.Call today to book a private viewing of this property!