

\$949,888 - 72 Sage Meadows Green Nw, Calgary

MLS® #A2257108

\$949,888

3 Bedroom, 3.00 Bathroom, 2,361 sqft
Residential on 0.11 Acres

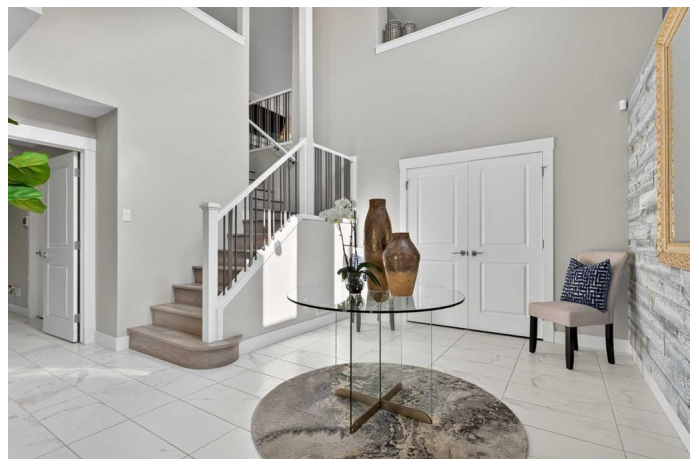
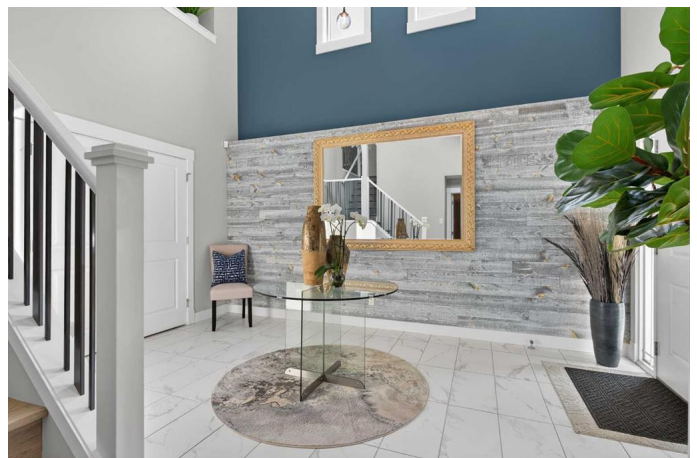
Sage Hill, Calgary, Alberta

The Ridge at Sage Meadows *Former Morrison Showhome *EXCLUSIVE ridge location - only 74 homes on this street *Backs onto green space - privacy & stunning views *GRAND 18'™ foyer with soaring ceilings, EXPANSIVE WINDOWS. *Chef's kitchen - quartz countertops, gas cooktop, built-in oven & pantry, *Open-concept layout with 9'™ ceilings, hardwood floors & upgraded finishes *Spacious living room with custom fireplace + FLEX ROOM *Upstairs BONUS room, laundry, 2 bedrooms + spa-inspired primary retreat *East & west-facing decks - perfect for morning coffee & evening sunsets *Private backyard oasis with GEMSTONE lighting, concrete path - on south side of the house *Heated & cooled garage, A/C, new shingles & downspouts *Rare opportunity to own a LUXURY HOME on the Ridge at Sage Meadows! Welcome Home *** VIRTUAL TOUR AVAILABLE***

Built in 2017

Essential Information

MLS® #	A2257108
Price	\$949,888
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1



Square Footage	2,361
Acres	0.11
Year Built	2017
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	72 Sage Meadows Green Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 0X4

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway, Garage Door Opener, Heated Garage, Insulated, Garage Faces Front
# of Garages	2

Interior

Interior Features	Built-in Features, Double Vanity, High Ceilings, Kitchen Island, Pantry, Quartz Counters
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Lighting, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Environmental Reserve, Front Yard, Landscaped, No Neighbours Behind, Private, Rectangular

	Lot
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 15th, 2025
Days on Market	2
Zoning	R-G

Listing Details

Listing Office	Royal LePage Benchmark
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.