

**4215, 15 Sage Meadows Landing NW
Calgary, Alberta**

MLS # A2289260



\$324,887

Division:	Sage Hill		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	830 sq.ft.	Age:	2022 (4 yrs old)
Beds:	2	Baths:	2
Garage:	Heated Garage, Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 400
Basement:	-	LLD:	-
Exterior:	Brick, Composite Siding	Zoning:	M-2
Foundation:	-	Utilities:	-
Features:	Built-in Features		

Inclusions: Portable white pantry cabinet, Built in closet shelving

Stylish Condo in Sage Hill Park II – Charlie 1 Plan by Brad Remington Homes. This 2-bedroom, 2-bathroom model in Sage Hill Park II offers 2 TITLED PARKING STALLS with one underground parking and second one outside stall and a modern living space. The open-concept layout features 9-foot ceilings, premium vinyl comfort plank flooring, and air conditioning for year-round comfort. The gourmet kitchen boasts granite countertops, soft-close cabinetry, and a full stainless steel appliance package, including a fridge, stove, built-in dishwasher, over-the-range microwave, and frontload washer and dryer. The primary bedroom includes a private ensuite, while both bedrooms are finished with plush carpet. Bathrooms feature tiled flooring, adding a sleek touch. Include an individual storage unit, window coverings, and in-suite laundry. Sage Hill Park II backs onto a beautiful environmental green space and regional bike path. Steps from shopping at Sage Hill Crossing and minutes to Beacon Hill Centre, featuring Costco and more. Enjoy nearby parks, pathways, and easy access to Stoney Trail for a quick commute. Everything you need is right at your doorstep!