303 250 Sage Valley Road NW

Calgary | Active | MLS® A2315017

$279,900









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2013**	**930 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Century 21 Masters

A closer look

Very QUIET location, w/ close proximity to Creekside Shopping Centre, Anytime Fitness, and SageHill Crossing. Costco and Beacon Hill are a short drive away. Situated in the quiet subdivision of Sagestone, this complex backs onto a HUGE PARK. Quick access to Stoney Trail, Sarcee Trail and Symons Valley Parkway. The main floor has an open concept, including the Living room, Dining room and Kitchen. The Kitchen features modern appliances, a tiled backsplash. and dark cabinetry. Ceramic Glass Top stove with Self Cleaning Oven and Microwave Hood Fan. The main 2-pce bath is conveniently located on the landing to the basement for maximum privacy. Upstairs, your large Primary bedroom has a dual-access 4-Pce Bath. The Secondary bedroom is also spacious. The laundry room is conveniently located upstairs. The basement has roughed-in plumbing and is ready for your imagination. Your parking stall is right in front of the unit. Enjoy your morning coffee on your front step!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2315017
Bedrooms	2
Bathrooms	2
Year Built	2013
Property Type:	Residential
Property Sub Type:	Row/Townhouse
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	930 sq. ft.
Main Level Finished Area:	447 sq. ft.
Upper Level Finished Area:	483 sq. ft.

Condo Fee:	$239.50
Condo Fee Includes:	Common Area Maintenance, Insurance, Parking, Professional Management, Reserve Fund Contributions, Snow Removal
HOA Fee Frequency:	Annually
Front Exposure:	North
Entry Level:	1
Levels:	Two
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Year built:	2013 (Age: 13)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:1, Half:1)
Num Ensuite Baths:	0
Plan:	1411382
Heating:	Forced Air
Basement:	Full, Unfinished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Concrete, Vinyl Siding, Wood Frame
Structure Type:	Five Plus
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Carpet, Ceramic Tile

Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Stall
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
HOA Fee:	$78.75
Condo Fee Frequency:	Monthly
City Quadrant:	Northwest
Condo Name:	Sagestone
Community:	Sage Hill
Amenities:	Parking
Appliances:	Dishwasher, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Inclusions:	n/a
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions
Main Floor	Entrance · 9'3" × 4'3" ·
Main Floor	Living Room · 20'1" × 15'4" ·
Main Floor	Eat in Kitchen · 12'1" × 9'5" ·
Upper Level	Laundry · 5'3" × 5' ·
Upper Level	Bedroom · 12'8" × 8'11" ·
Upper Level	Bedroom - Primary · 14'2" × 10'2" ·
Upper Level	Other · 9'1" × 4'4" ·
Lower Level	Furnace/Utility Room · 10'1" × 8'1" ·
Title to Land:	Fee Simple

Community Features:	Park, Playground, Pool, Schools Nearby, Shopping Nearby, Sidewalks
Interior Features:	Closet Organizers, Elevator, Granite Counters
Exterior Features:	Private Entrance
Patio And Porch Features:	None
Lot Features:	Other
Num. of Parcels:	0
Fencing:	None
Region:	Calgary
Zone:	CAL Zone N
Zoning:	M-1 d75
Listed Date:	May 29, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/303-250-sage-valley-road-nw-calgary-a2315017/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 12:05 PM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

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.

Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.