49 10 Sage Meadows Landing NW

Calgary | Active | MLS® A2347100

$389,900









Bedrooms	Bathrooms	Year Built	Living area
3	**3**	**2027**	**1,345 sq. ft.**

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Listed by Century 21 Bravo Realty

A closer look

Welcome to the Fen by Rohit Homes, a thoughtfully designed 1,345 sq. ft. townhome offering modern style, functional living, and the convenience of a single-car garage. Featuring the Wild North Designer Interior, this home takes inspiration from Canada’s northern landscapes with a sophisticated palette of cooler tones, natural textures, and contemporary finishes.

The main floor offers a bright and inviting open-concept layout, seamlessly connecting the kitchen, dining, and living areas. The Wild North interior features contemporary cabinetry, quartz countertops, full-height cabinets, stainless steel appliances, designer lighting, and carefully selected finishes that create a clean and elevated aesthetic. Large windows bring in plenty of natural light, making the space feel bright and welcoming.

Upstairs, the thoughtfully designed layout provides comfortable bedrooms, a full bathroom, and convenient upper-level laundry. With 1,345 sq. ft. of well-planned living space, there is plenty of room for everyday living, entertaining, working from home, or accommodating guests.

The single-car garage provides secure parking and additional storage, adding everyday convenience to this low-maintenance lifestyle.

Located in Sage Hill West, residents enjoy easy access to parks, pathways, green spaces, shopping, restaurants, and everyday amenities, with Sage Hill Crossing, Creekside Shopping Centre, and Beacon Hill all nearby. Convenient access to Stoney Trail and Shaganappi Trail makes commuting throughout Calgary simple and efficient.

Combining thoughtful design, a 1,345 sq. ft. floor plan, single-car garage, and Rohit Homes’ Wild North Designer Interior, the Fen offers a stylish and functional opportunity in one of northwest Calgary’s growing communities.

Photos shown are of the Fen floor plan and are intended to demonstrate the layout. The Wild North Designer Interior is represented in the final rendering images and may not depict the exact finishes of this unit.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2347100
Bedrooms	3
Bathrooms	3
Year Built	2027
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:	Townhouse-Stacked
Total Living Area:	1,345 sq. ft.
Condo Fee:	$269.00
Condo Fee Includes:	Common Area Maintenance, Insurance, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, Snow Removal
Front Exposure:	Northwest
Unit Exposure:	Northwest
Entry Level:	1
Levels:	Three Or More
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Year built:	2027 (Age: -)
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	2211260
Heating:	Forced Air

Basement:	None
Foundation:	Poured Concrete
Builder:	Rohit Homes LTD.
New Constr.:	Yes
Construction Material:	Wood Frame
Structure Type:	Other
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Vinyl Plank
Cooling:	None
Fireplaces:	0
Garage:	Yes
Garage Spaces:	1
Parking:	Single Garage Attached
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Northwest
Condo Name:	Z-name Not Listed
Community:	Sage Hill
Amenities:	Park, Parking, Playground, Snow Removal, Trash, Visitor Parking
Appliances:	Dishwasher, Electric Cooktop, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked
Inclusions:	None
Restrictions:	None Known

Pets Allowed:	Yes
2nd Floor	Living/Dining Room Combination · 16'3" × 11'2" ·
2nd Floor	Kitchen · 16'2" × 11'2" ·
3rd Floor	Bedroom - Primary · 12'11" × 9'6" ·
3rd Floor	Walk-In Closet · 5'1" × 4'10" ·
3rd Floor	Bedroom · 10'9" × 9' ·
3rd Floor	Bedroom · 10'9" × 9' ·
3rd Floor	Laundry · 3'9" × 3'7" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Pond, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting
Exterior Features:	None
Patio And Porch Features:	Balcony(s)
Lot Features:	See Remarks
Num. of Parcels:	0
Fencing:	None
Region:	Calgary
Zone:	CAL Zone N
Zoning:	TBD
Listed Date:	Oct 05, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/49-10-sage-meadows-landing-nw-calgary-a2347100/

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