6211 15 SAGE MEADOWS Landing NW

Calgary | Active | MLS® A2349398

$409,900









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2023**	**1,001 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by CIR Realty

A closer look

Absolutely Stunning Corner Unit, Over $30k Extensive Upgrades and Sweeping Ravine & Pond Views. Welcome to the Ashley a first-class 2 bed/2 bath unit in Sage Hill Park II. Scarcely lived in by sole owner, the condo has retained its pristine, unspoiled vigour! Among the largest units and with an abundance of enhancements, this pristine home aims to please. Entering the gracious foyer one finds a thoughtfully designed floor plan, lofty ceilings and abundant window views. Luxury vinyl plank floors, pot lights and custom window coverings. The open concept effortlessly blends kitchen dining and living room - so accommodating for hosting and day-to-day living. A gourmet’s delight, the kitchen has extensive tall shaker motif cabinetry, quartz counters, undermount lighting, and upgraded S/SAppls. The deluxe island is great for meal prep, on the go dining or laptop station. Step out to the huge L-Shape wrap around deck, offering extra-width, sunshine and panoramic views! It’s a one-of a kind scenic setting - pond, ravine, and pathways. Relax and light up the BBQ. The bedrooms are diagonally opposite giving that nice touch of privacy Retreat to the primary, with view, walk-in closet, shelving & drawers. Ensuite with deluxe shower, dual sinks & champagne bronze hardware. A/C and insuite laundry. Pamper your car with heated underground parking, Also storage. Easy jaunt to Sage Hill shopping-Enjoy premium condo living in this luxurious unit nestled in natural paradise of parkland, ponds and pathways. It’s extensively upgraded…kitchen, flooring, bathrooms & more! Move -in ready - just sit back, relax and enjoy!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2349398
Bedrooms	2
Bathrooms	2
Year Built	2023
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit

Total Living Area:	1,001 sq. ft.
Condo Fee:	$463.52
Condo Fee Includes:	Common Area Maintenance, Heat, Insurance, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water
Front Exposure:	North
Unit Exposure:	East
Floor Location:	Other
Entry Level:	2
Stories Total:	4
Levels:	Single Level Unit
End Unit:	2+ Common Walls, End Unit
Total Rooms Above Grade:	6
Year built:	2023 (Age: 3)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	1
Plan:	2210610
Heating:	Baseboard, Natural Gas
New Constr.:	No
Construction Material:	Brick, Composite Siding, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Ensuite:	Yes
Flooring:	Carpet, Tile, Vinyl Plank

Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Electric
Garage:	No
Parking:	Parkade, Underground
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:	Bicycle Storage, Elevator(s), Gazebo, Visitor Parking
Appliances:	Central Air Conditioner, Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Inclusions:	n/a
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions, Yes
Main Floor	Living Room · 13'10" × 12'6" ·
Main Floor	Kitchen · 12'2" × 12'1" ·
Main Floor	Dining Room · 13'2" × 11'7" ·
Main Floor	Bedroom - Primary · 13'4" × 10'2" ·
Main Floor	Bedroom · 10'6" × 10'4" ·
Main Floor	Laundry · 5'2" × 5'1" ·
Main Floor	Foyer · 9'4" × 4'4" ·
Main Floor	Walk-In Closet · 6'6" × 5'1" ·

Title to Land:	Fee Simple
Community Features:	Park, Playground, Pond, Shopping Nearby, Walking/Bike Paths
Interior Features:	Closet Organizers, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, See Remarks, Storage, Track Lighting, Vinyl Windows, Walk-In Closet(s)
Exterior Features:	Balcony, BBQ gas line
Patio And Porch Features:	See Remarks
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone N
Zoning:	M-2
Listed Date:	Oct 02, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/6211-15-sage-meadows-landing-nw-calgary-a2349398/

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