

# \$394,900 - 1101, 2384 Sagewood Gate Sw, Airdrie

MLS® #A2229783

**\$394,900**

3 Bedroom, 3.00 Bathroom, 1,383 sqft

Residential on 0.00 Acres

Sagewood, Airdrie, Alberta

One of the best units in the complex—this bright and beautifully updated end-unit townhome in Sagewood is a standout. With over 1,380 sq ft of living space and another 500+ sq ft in the basement ready for your ideas, this home has room to grow and then some. Inside, the layout is smart and spacious with 3 bedrooms, 2.5 baths, a family room and a living room—perfect for families or anyone who wants that extra breathing room. The main floor is full of natural light, with big windows and an open feel that instantly makes you feel at home. You™ll love the large front porch—ideal for a morning coffee—and the back porch that opens onto a green space. And with 2 assigned parking stalls right out front, you™ll never be stuck searching for a spot. Sagewood is a quiet, welcoming neighbourhood with parks, schools, and pathways all close by. It™s a great community for families and anyone looking for a relaxed, well-connected area to call home. This is an incredibly cared-for unit, and it shows. Updated, move-in ready, and offering amazing value for the price—this one is easy to love. For more information and photos, click the links below!

Built in 2007

## Essential Information

MLS® # A2229783

Price \$394,900



|                |               |
|----------------|---------------|
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,383         |
| Acres          | 0.00          |
| Year Built     | 2007          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 1101, 2384 Sagewood Gate Sw |
| Subdivision | Sagewood                    |
| City        | Airdrie                     |
| County      | Airdrie                     |
| Province    | Alberta                     |
| Postal Code | T4B 0K7                     |

### Amenities

|                |                                 |
|----------------|---------------------------------|
| Amenities      | Visitor Parking, Parking, Trash |
| Parking Spaces | 2                               |
| Parking        | Assigned, Stall                 |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Kitchen Island, No Smoking Home, Open Floorplan, Vinyl Windows                               |
| Appliances        | Dishwasher, Dryer, Electric Oven, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | None   |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | None   |
| Lot Description   | Back Yard, Backs on to Park/Green Space, See Remarks |
| Roof              | Asphalt  |
| Construction      | Vinyl Siding, Wood Frame                             |

Foundation                  Poured Concrete

### **Additional Information**

Date Listed                  June 12th, 2025

Days on Market            57

Zoning                        R2-T

### **Listing Details**

Listing Office                eXp Realty

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