

\$770,000 - 64 Sage Berry Road Nw, Calgary

MLS® #A2252507

\$770,000

4 Bedroom, 4.00 Bathroom, 1,915 sqft

Residential on 0.09 Acres

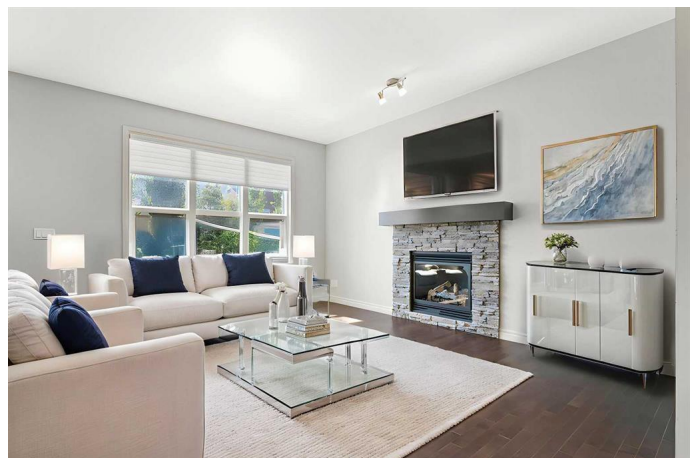
Sage Hill, Calgary, Alberta

Beautifully maintained and move in ready, this home is located steps away from a peaceful green space and just minutes from shopping, dining, and other amenities. The main floor features a bright open layout with a kitchen that includes a center island and walk through pantry, leading to the mudroom and heated attached garage with workbench. Large windows fill the space with natural light and overlook the south facing backyard, which boasts a spacious deck, underground sprinklers, and professional landscaping, perfect for entertaining or relaxing outdoors.

Upstairs, you will find three bedrooms, including a vaulted primary suite that adds elegance and space. The suite features a walk in closet and a luxurious ensuite with double vanity, in floor heating, and oversized open shower. A vaulted bonus room provides additional living space, while upper level laundry and a second four piece bathroom complete the floor.

The fully finished basement offers a family room, bright bedroom with large window, four piece bathroom, and wet bar. Additional highlights include air conditioning, abundant natural light throughout, and a heated garage. This home is ready to welcome its new owners.

Built in 2012



Essential Information

MLS® #	A2252507
Price	\$770,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,915
Acres	0.09
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	64 Sage Berry Road Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R0K8

Amenities

Amenities	None
Parking Spaces	4
Parking	Alley Access, Double Garage Attached, Driveway, Garage Faces Front, Heated Garage
# of Garages	2

Interior

Interior Features	Closet Organizers, Double Vanity, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garburator, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Lane, Few Trees, Garden, Interior Lot, Landscaped, Lawn, Low Maintenance Landscape, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 29th, 2025
Days on Market	5
Zoning	R-G
HOA Fees	105
HOA Fees Freq.	ANN

Listing Details

Listing Office	2% Realty
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