



**1101, 881 Sage Valley Boulevard NW
Calgary, Alberta**

MLS # A2281944



\$450,888

Division:	Sage Hill		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,251 sq.ft.	Age:	2014 (12 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Driveway, Front Drive, Garage Faces Front, Single Garage Attached		
Lot Size:	-		
Lot Feat:	Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 305
Basement:	Full	LLD:	-
Exterior:	Cement Fiber Board	Zoning:	m-1 d75
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Quartz Counters		
Inclusions:	window coverings		

Sun drenched end unit townhome! Front garage with single private driveway, 2 storey home! This cozy & family friendly layout offers 3 full bedrooms upstairs with 2 full bathrooms, plus an additional powder room on the ground floor. Below ground is a full unfinished basement, waiting for you to add your personal touch, or use as extra storage! Walking distance to T & T, Sobeys, Planet Fitness, and so much more!