



**6105, 15 Sage Meadows Landing NW
Calgary, Alberta**

MLS # A2132201



\$425,000

Division:	Sage Hill		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment		
Size:	918 sq.ft.	Age:	2023 (1 yrs old)
Beds:	3	Baths:	2
Garage:	Parkade, Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	Public
Floors:	Ceramic Tile, Vinyl Plank	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	\$ 410
Basement:	None	LLD:	-
Exterior:	Composite Siding, Wood Frame	Zoning:	M-2
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, See Remarks, Storage		

Inclusions: N/A

This isn't just a condo; it's a lifestyle upgrade! Amazing home for the savvy investor or professional work-from-home couple who likes to lock up and leave. This exceptional 3-bedroom, 2-bathroom condo offers the ideal blend of affordability and luxury. Stunning upgrades abound: Full-Height Cabinets in Kitchen for extra storage - Extended Deluxe Island with Upgraded Quartz Counters and Pot/Pan Drawers - Air Conditioning - Stainless Steel Appliances - In-Suite Laundry - HUGE Walk-out Patio - Luxury Vinyl Plank Flooring Throughout - Pot Lights give the whole unit extra light - Custom Closet Organizers in Walk-In Closets - Extra Drawers in the Bathrooms - Storage Cabinets over Toilets and so much more! Take a break from your screen and step onto your private patio with plenty of room for a dining and lounging area. Serene ravine pathway and park system await just outside your door! Need to grab essentials or indulge in some retail therapy? It's a mere zip up the street to reach grocery stores, eateries, and boutiques, For those who prefer to drive, you are only 8 minutes to Costco and endless other options! Rest assured knowing secure heated underground parking awaits, ensuring your vehicle is safe day and night. Commuting? You are minutes to Stoney Trail and Deerfoot. Weekends are a delight with an array of outdoor activities within easy reach. Whether it's hiking through Nose Hill Park, biking along Big Hill Springs, or heading to the mountains, adventure awaits just minutes away. Don't miss out on this rare opportunity to embrace comfort, convenience, and style in one of the city's most sought-after locations. Schedule your showing today and step into your new Urban Oasis!