# \$609,000 - 354 Sagewood Drive Sw, Airdrie

MLS® #A2260420

## \$609,000

4 Bedroom, 4.00 Bathroom, 1,534 sqft Residential on 0.10 Acres

Sagewood, Airdrie, Alberta

Freshly painted throughout and featuring a brand-new garage door, this home is a must-see to appreciate truly! Welcome to this fantastic family home nestled in the highly desirable community of Sagewoodâ€"a neighbourhood surrounded by parks, pathways, and schools, offering the perfect setting for an active, family-friendly lifestyle. From the moment you step through the front door, you'll feel right at home in this thoughtfully designed space. Beautiful luxury vinyl plank flooring flows throughout the main level, guiding you through an open-concept layout that seamlessly connects the family room, dining area, and kitchen. Large windows frame stunning views of the serene pond behind the homeâ€"an ideal backdrop for relaxing evenings or morning coffee. The main floor also includes a convenient powder room and a well-designed mudroom with built-in lockers, keeping your family's everyday essentials organized and out of sight. Upstairs, you'II find two generous secondary bedrooms, a full bathroom, and a dedicated laundry area for added convenience. The spacious primary suite serves as your private retreat, complete with a walk-in closet and a relaxing ensuite bathroomâ€"your very own oasis at the end of the day. The fully finished basement offers even more living space, featuring a cozy rec room that's perfect for movie nights, a fourth bedroom, and an additional bathroomâ€"ideal for guests or growing families. Step outside to enjoy a large,







fully fenced backyard with a dog run, perfect for your furry friends and outdoor entertaining. The double attached garage adds both functionality and convenience. Homes like this in Sagewood don't come along often—don't miss your chance! Schedule your private showing today and fall in love with everything this beautiful home has to offer.

#### Built in 2005

### **Essential Information**

MLS® # A2260420 Price \$609,000

Bedrooms 4

Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 1,534
Acres 0.10

Year Built 2005

Type Residential
Sub-Type Detached
Style 2 Storey

Status Active

# **Community Information**

Address 354 Sagewood Drive Sw

Subdivision Sagewood

City Airdrie
County Airdrie
Province Alberta
Postal Code T4B 3B2

#### **Amenities**

Parking Spaces 4

Parking Concrete Driveway, Double Garage Attached, Garage Faces Front

# of Garages 2

#### Interior

Interior Features Kitchen Island, No Smoking Home, Pantry, Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage

Control(s), Microwave Hood Fan, Refrigerator, Washer, Window

Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Has Basement Yes
Basement Full

#### **Exterior**

Exterior Features Dog Run

Lot Description Backs on to Park/Green Space, Landscaped, Views

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed October 21st, 2025

Days on Market 14
Zoning R1

## **Listing Details**

Listing Office Real Broker

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