

\$308,803 - 2407, 3727 Sage Hill Drive Nw, Calgary

MLS® #A2261762

\$308,803

2 Bedroom, 1.00 Bathroom, 729 sqft

Residential on 0.00 Acres

Sage Hill, Calgary, Alberta

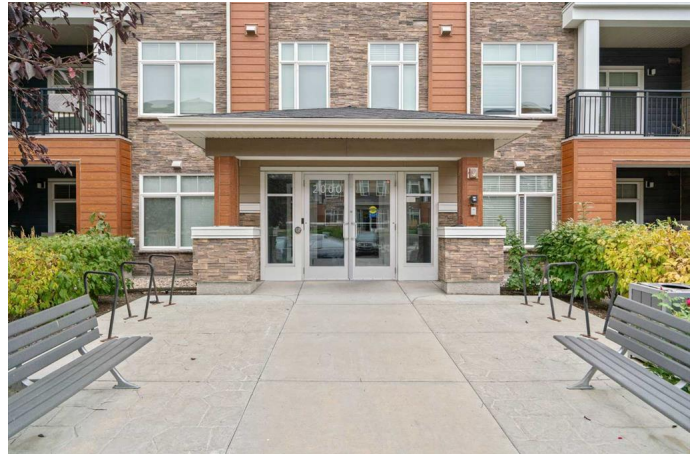
2407, 3727 Sage Hill Drive NW | Modern Top-Floor Living In Sage Hill! | Stylish Two-Bedroom, One Bath Condo Offering Contemporary Design & Comfort In The Heart Of Sage Hill NW | Bright, East Facing Unit Boasts An Open-Concept Layout, Beautiful Stone Counters, Spacious Kitchen Island - Perfect For Cooking, Dining, Or Entertaining - Sleek Laminate Floors, & A Large Balcony Complete With Gas BBQ Hook-Up | Enjoy The Convenience Of In-Suite Laundry, Pet-Friendly Living, & Your Own Titled Underground Parking Stall With Secure Storage Locker | This Building Features Bright, Heated Underground Parking & Easy Access To Elevators | Steps From Shopping, Restaurants, Parks, & Transit | Ideal For First-Time Buyers, Downsizers, Or Investors! | Elevator | Condo Fees of \$430.33 Include Common Area Maintenance, Heat, Water, Sewer, Insurance, Maintenance Grounds, Parking, Professional Management, & Reserve Fund Contributions | PETS Allowed Two Domestic Cats or One Dog Under 15 KG Subject to Board Approval | No Age Restrictions | Move In Ready November 1, 2025.

Built in 2018

Essential Information

MLS® # A2261762

Price \$308,803



Main Floor Interior Area 728.74 sq ft



Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	729
Acres	0.00
Year Built	2018
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	2407, 3727 Sage Hill Drive Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 1T7

Amenities

Amenities	Elevator(s), Secured Parking, Snow Removal, Storage, Visitor Parking, Trash
Parking Spaces	1
Parking	Garage Door Opener, Stall, Titled, Underground, Paved, Parkade, Secured

Interior

Interior Features	Kitchen Island, Pantry, Storage, Stone Counters
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Baseboard, Natural Gas
Cooling	None
# of Stories	4

Exterior

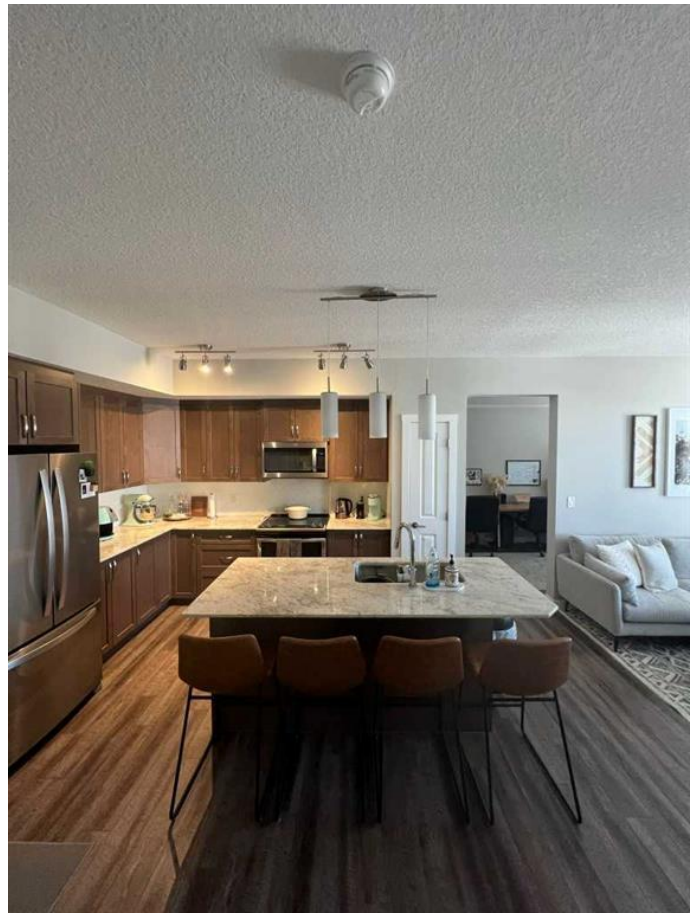
Exterior Features	Balcony, BBQ gas line, Storage
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Composite Siding, Stone, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 7th, 2025
Days on Market	12
Zoning	M-2 d200

Listing Details

Listing Office	Real Broker
----------------	-------------



Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.