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GRASSROOTS
REALTY GROUP

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1208, 430 Sage Hill Road NW
Calgary, Alberta

MLS # A2231973

$469,900

Division:	Sage Hill
Type:	Residential/Low Rise (2-4 stories)
Style:	Apartment-Single Level Unit

Size:	1,060 sq.ft.	**Age:**	2025 (0 yrs old)
Beds:	2	**Baths:**	2

Garage:	Underground
Lot Size:	-
Lot Feat:	-

Heating:	Hot Water, Natural Gas	**Water:**	-
Floors:	Ceramic Tile, Vinyl Plank	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	$ 587
Basement:	None	**LLD:**	-
Exterior:	Cement Fiber Board, Concrete, Wood Frame	**Zoning:**	MC 1
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Double Vanity, Elevator, No Animal Home, No Smoking Home, Quartz Counters		

Inclusions:	N/A

Experience modern living in this well-designed 2-bedroom, 2-bathroom second-floor corner unit in the sought-after Sage Walk community by Logel Homes. The open-concept layout includes upgraded cabinetry, quartz countertops, and stainless steel appliances. The primary suite features a tiled walk-in shower with a frameless glass door. Enjoy year-round comfort with Logel Homes’ fresh air intake system and in-unit air conditioning. Additional features include 9-foot ceilings, titled underground heated parking with storage, and an oversized balcony with a gas line—ideal for outdoor cooking. Conveniently located near shopping, dining, and major roadways. Schedule your private viewing today.