

# \$569,900 - 2394 Sagewood Crescent Sw, Airdrie

MLS® #A2203288

**\$569,900**

3 Bedroom, 3.00 Bathroom, 1,552 sqft  
Residential on 0.12 Acres

Sagewood, Airdrie, Alberta

\*OPEN HOUSE Sunday, Mar 30 from 1:00 - 3:00pm\* Don't miss this awesome 2 storey home in Sagewood. This home features 9 foot ceilings on the main level and an open floor plan. The living room on the main level has a tile-surround fireplace with custom built-ins. The kitchen is open to the dining room and living area to allow for seamless entertaining. The large, west facing rear deck is perfect for summer entertaining. This massive corner lot is fenced, fully landscaped, complete with underground sprinklers and an over sized, double detached garage (complete with heat and 220 amp) and a spot to store your boat or trailer. Upstairs you'll discover the spacious Master suite which boasts a large walk-in closet, a luxurious 4 pc ensuite with a deep soaker tub as well as 2 more bedrooms and the main bath. An unfinished basement awaits your imagination and has another roughed in bathroom. This home is walking distance to schools, soccer fields, transit and the path systems.

Built in 2006

## Essential Information

MLS® #	A2203288
Price	\$569,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2



Half Baths	1
Square Footage	1,552
Acres	0.12
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	2394 Sagewood Crescent Sw
Subdivision	Sagewood
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 3M8

### Amenities

Parking Spaces	5
Parking	220 Volt Wiring, Additional Parking, Alley Access, Asphalt, Double Garage Detached, Garage Door Opener, Garage Faces Rear, Heated Garage, Insulated, On Street, Oversized, See Remarks
# of Garages	2

### Interior

Interior Features	Bathroom Rough-in, Ceiling Fan(s), Closet Organizers, Double Vanity, Kitchen Island, Laminate Counters, No Smoking Home, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Lighting, Private Yard
-------------------	------------------------

Lot Description	Back Lane, Back Yard, City Lot, Few Trees, Irregular Lot, Landscaped, Lawn, Pie Shaped Lot, Private, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 28th, 2025
Days on Market	5
Zoning	R1-L

### **Listing Details**

Listing Office	Coldwell Banker Mountain Central
----------------	----------------------------------

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.