

\$314,900 - 305, 238 Sage Valley Common Nw, Calgary

MLS® #A2208901

\$314,900

1 Bedroom, 1.00 Bathroom, 606 sqft

Residential on 0.00 Acres

Sage Hill, Calgary, Alberta

Modern Living Meets Everyday Convenience
â€“ 1 Bedroom + Den Condo at Q Condos in
NW Calgary | Step into style with this stunning
1 BEDROOM + DEN + 1 BATHROOM condo

located in the highly desirable Q Condos,
crafted by award-winning Morrison Homes.
Offering 605.92 RMS sq. ft. of smart,
functional space, this unit blends
contemporary finishes with comfort and
practicality. Take in unobstructed northwest
views and stay cool year-round with built-in
AIR CONDITIONING. The open-concept
layout is bright and inviting, featuring
floor-to-ceiling windows that flood the space
with natural light. The modern kitchen flows
effortlessly into the living area and out to your
private balcony, perfect for relaxing or
entertaining. A versatile den offers endless
optionsâ€”whether itâ€™s a home office,
fitness space, or creative studio. The
chef-inspired kitchen is a true highlight with
quartz countertops, stainless steel appliances,
sleek cabinetry, and wide-plank luxury vinyl
flooring. Youâ€™re just minutes from fantastic
local spots like Leopoldâ€™s Tavern, Tim
Hortons, and Sunset Grill, and commuting is a
breeze with quick access to Stoney Trail and
Deerfoot Trail. This condo offers more than
just a place to liveâ€”it delivers a lifestyle.
Donâ€™t miss your chance to own this stylish
and well-located home!

Built in 2023



Essential Information

MLS® #	A2208901
Price	\$314,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	606
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	305, 238 Sage Valley Common Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 1X9

Amenities

Amenities	Secured Parking, Visitor Parking
Parking Spaces	1
Parking	Parkade, Underground

Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Electric Range, Microwave, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard
Cooling	Central Air
# of Stories	6

Exterior

Exterior Features	Balcony
Construction	Stone, Stucco, Wood Frame

Additional Information

Date Listed	April 4th, 2025
Days on Market	13
Zoning	C-C2

Listing Details

Listing Office	RE/MAX Real Estate (Central)
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