

# \$684,900 - 367 Sagewood Place Sw, Airdrie

MLS® #A2253546

**\$684,900**

3 Bedroom, 4.00 Bathroom, 1,605 sqft  
Residential on 0.12 Acres

Sagewood, Airdrie, Alberta

Welcome to 367 Sagewood Place, a stunning, fully finished and move-in-ready walkout home. Situated directly on a serene pond and set on a generously sized lot with mature trees and lush bushes, you will enjoy the natural beauty and privacy. Inside, you don't need to lift a finger! Durable and stylish vinyl plank flooring flows seamlessly throughout all levels. The open-concept main floor is designed for both entertaining and everyday living, featuring a modern kitchen with a large island, ample cabinetry, a corner pantry, and sleek stainless steel appliances. The kitchen opens to the bright dining area and inviting living room, highlighted by a focal point gas fireplace and oversized windows showcasing the pond views. Step outside to the extended deck, a perfect place for soaking up the last of the summer evenings. A convenient main-floor powder room, laundry, and mudroom off the double attached garage complete the level. Upstairs, the primary suite easily accommodates a king-size bedroom set and includes a walk-in closet with custom organizers and a private en-suite bath. Two additional generously sized bedrooms complete the upper floor. The fully finished walkout basement expands your living space and provides direct access to the private backyard. Whether hosting gatherings or enjoying quiet nights in, this space is a true retreat with another cozy gas fireplace, a wide-open recreation area ideal for movie nights complete with a sound system, a



workout corner, and a full bathroom. Need an extra bedroom? There's plenty of room to add one. Outside, your backyard oasis awaits with a covered lower patio, hot tub and a corner firepit. The ultimate spot for crisp fall evenings and winter nights. Located in the desirable neighbourhood of Sagewood, steps from paths, ponds, and schools, this is a perfect location to call home. If you're looking for a home that combines move-in ready convenience with peaceful natural surroundings, this one has it all.

Built in 2005

**Essential Information**

MLS® #	A2253546
Price	\$684,900
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,605
Acres	0.12
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	367 Sagewood Place Sw
Subdivision	Sagewood
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 3N1

**Amenities**

Parking Spaces	4
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Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Granite Counters, Kitchen Island, No Smoking Home
Appliances	Dishwasher, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Great Room, Mantle, Three-Sided
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Creek/River/Stream/Pond, Landscaped, No Neighbours Behind, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	September 3rd, 2025
Days on Market	4
Zoning	R1

### Listing Details

Listing Office	LPT Realty
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