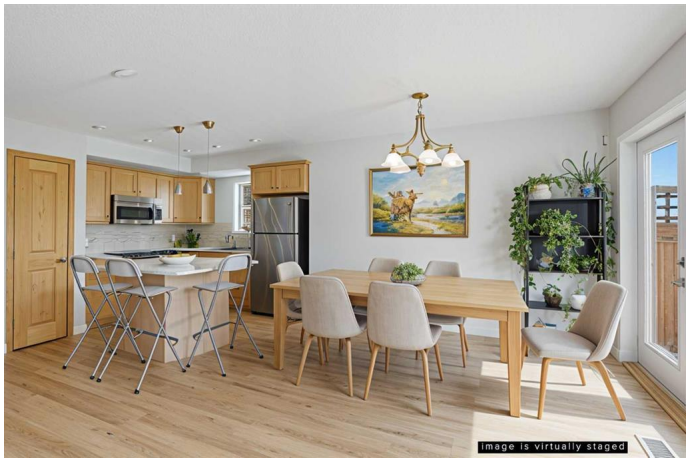
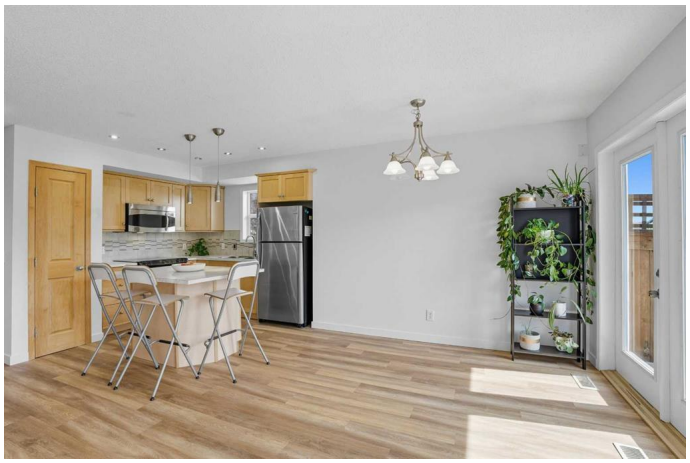
$399,900 - 1301, 2384 Sagewood Gate Sw, Airdrie

MLS® #A2256715

$399,900
3 Bedroom, 3.00 Bathroom, 1,359 sqft
Residential on 0.03 Acres

Sagewood, Airdrie, Alberta





Bright and pristine 3-bedroom, 2.5-bath END UNIT townhome is one of the best in the complex, offering over 1,360 sq. ft. of living space plus 600+ sq. ft. of unfinished basement with incredible potential. The main floor is flooded with natural light and has been freshly updated with brand new vinyl flooring and baseboards, giving it a modern, clean look. The kitchen is a standout, featuring brand new laminate countertops, a large central island with a breakfast bar, shaker-style cabinetry, stainless steel appliances, and stylish pendant lighting, perfect for entertaining and meal prep. Brand new carpet on the staircase and upper floor, along with fresh paint throughout both levels, completes the refreshed look. Upstairs, you'll find 3 bedrooms, including a primary suite with a 4-piece ensuite and large walk-in closet, plus another full bathroom for family or guests. The basement is thoughtfully laid out with aÂ furnace room tucked neatly in the corner,Â rough-in for a future bathroom, and plenty of space to addÂ 2 more bedrooms, making it a feature-ready space for the new owners. Enjoy indoor and outdoor living with a covered front porch and private semi-fenced sunny backyard patio. Two titledn parking stalls are conveniently located right outside your front door. Set in the welcoming Sagewood community, you'll love the quiet tree-lined streets, nearby parks, pathways, and schools. This home has been thoughtfully updated, meticulously maintained, and is truly move-in ready. Offering amazing value and

unbeatable convenience, itâ€™s easy to fall in
love with this gem!

Built in 2007

Essential Information

MLS® #	A2256715
Price	$399,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,359
Acres	0.03
Year Built	2007
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	1301, 2384 Sagewood Gate Sw
Subdivision	Sagewood
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 0K7

Amenities

Amenities	Snow Removal, Trash
Parking Spaces	2
Parking	Stall, Titled

Interior

Interior Features	Breakfast Bar, Built-in Features, Chandelier, Closet Organizers, Kitchen Island, Laminate Counters, Pantry, Storage
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Stove(s), Washer, Window Coverings
Heating	Forced Air

Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Other, Private Yard
Lot Description	Corner Lot, Low Maintenance Landscape, Private, Treed
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 12th, 2025
Days on Market	5
Zoning	R2-T

Listing Details

Listing Office	eXp Realty

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