

# \$425,000 - 5413, 15 Sage Meadows Landing Nw, Calgary

MLS® #A2230448

**\$425,000**

2 Bedroom, 2.00 Bathroom, 1,016 sqft

Residential on 0.00 Acres

Sage Hill, Calgary, Alberta

Welcome to this stunning top-floor, corner-unit condo in Sage Hill, offering 2 bedrooms, 2 full bathrooms, and over 1,000 sq ft of stylish, open-concept living. Enjoy unobstructed views of the nature reserve from your east and south-facing wrap-around balcony, perfect for soaking up morning and afternoon sun while watching local wildlife from your own living room.

Built in 2023, this unit features quartz countertops, stainless steel appliances, luxury vinyl plank flooring throughout, central A/C, in-suite laundry, and a spacious layout designed for both comfort and privacy. The primary bedroom easily fits a king-size bed and includes a walk-in closet and private ensuite, while the second bedroom is conveniently located near the second full bath â€” ideal for guests or roommates.

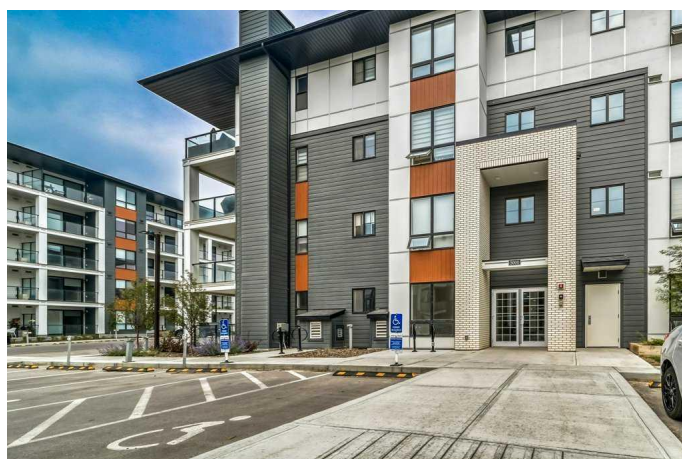
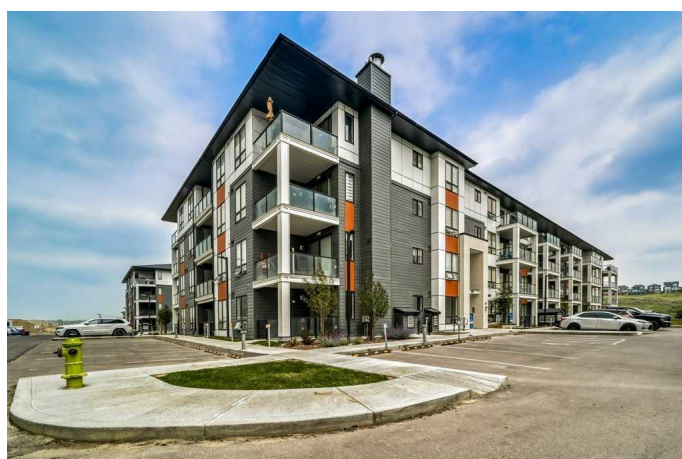
Youâ€™ll also love the titled underground parking, assigned storage, and quick access to Stoney Trail, shopping, and local amenities. Located in a quiet, well-maintained building, this home combines modern living with serene surroundings. A rare find â€” book your showing today!

Built in 2023

## Essential Information

MLS® #

A2230448



Price	\$425,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,016
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	5413, 15 Sage Meadows Landing Nw
Subdivision	Sage Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1E5

### Amenities

Amenities	Elevator(s), Storage, Visitor Parking
Parking Spaces	1
Parking	Secured, Titled, Underground

### Interior

Interior Features	Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings, Wall/Window Air Conditioner
Heating	Baseboard
Cooling	Wall Unit(s)
# of Stories	4

### Exterior

Exterior Features	Balcony, BBQ gas line
Construction	Brick, Composite Siding, Vinyl Siding, Wood Frame

### Additional Information

Date Listed	June 13th, 2025
Days on Market	8
Zoning	M-2

### **Listing Details**

Listing Office	2% Realty
----------------	-----------

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.