

\$629,900 - 209 Sagewood Grove Sw, Airdrie

MLS® #A2245727

\$629,900

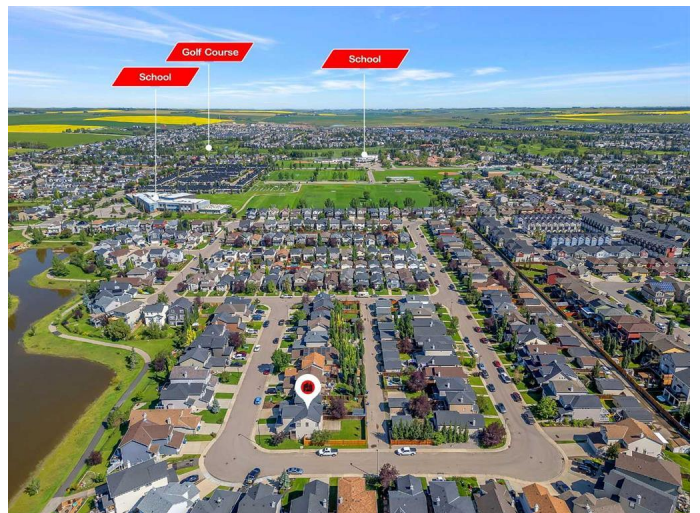
3 Bedroom, 3.00 Bathroom, 1,800 sqft
Residential on 0.11 Acres

Sagewood, Airdrie, Alberta

***OPEN HOUSE SEPTEMBER 6 & 7,
Saturday & Sunday - 1 - 4 pm ***
AFFORDABLE SAGEWOOD GEM "ACROSS FROM THE
POND. Opportunities like this don't come
up often! Located on a quiet street in the
family-friendly community of Sagewood, this
well-designed 2-storey home offers incredible
value for first-time buyers / value seekers / or
those just looking for space, upgrades, and a
top-tier location.

Sitting proudly on a massive corner lot with
brand-NEW fencing and views of the pond
directly across the street, this home features
an open concept layout, nearly 1,800 sq ft,
and a huge backyard—all fully landscaped
and move-in ready. No need to worry about
exterior costs or updates!

Inside, enjoy a fully RENOVATED kitchen with
quartz countertops, upgraded lighting, and
new vinyl plank flooring on the main level. Not
only are the ceilings 9 feet on the main level
but the home is filled with natural light from
large windows, creating a warm and inviting
feel throughout. Upstairs boasts three
bedrooms, two full updated bathrooms
including a private ensuite with new vanities,
and a spacious bonus room with 10 feet
ceilings, perfect for a playroom, media zone, or
home office. The upper level is also finished
with comfortable high end carpet for durability
and warmth.



Additional features include a NEWER hot water tank and humidifier, plus unbeatable access to local amenities. Walk to nearby schools, take the kids to Chinook Winds Park (featuring beach volleyball courts, a splash park, skate park, and baseball diamonds), or explore the many walking paths around the neighborhood. You're also just minutes to the highway for an easy commute out west to the mountains, Cochrane and so much more.

This is a rare chance to own a fully updated home in one of Airdrie’s most loved communities”at a price that makes sense.

Book a showing with your favorite Realtor today and see why this Sagewood beauty is the perfect place to start your homeownership journey.

Built in 2004

Essential Information

MLS® #	A2245727
Price	\$629,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,800
Acres	0.11
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	209 Sagewood Grove Sw
Subdivision	Sagewood

City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B3B1

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Electric Range, Electric Stove, Refrigerator
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Corner Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 6th, 2025
Days on Market	36
Zoning	DC-12-B

Listing Details

Listing Office	Real Broker
----------------	-------------

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.