72 Sage Bluff Way NW, Calgary, Alberta - $749,800

Main Photo

Property Description

Welcome to this extensively upgraded Morrison built two-storey home, ideally situated in the highly desirable community of Symons Gate. Offering over 2,000 sq.ft. of thoughtfully designed living space, this property blends comfort, functionality, and modern sophistication.

The main floor showcases an open-concept layout with 9-foot ceilings, elegant quartz countertops, custom-upgraded cabinetry and surfaces from the time of build, upgraded stainless steel appliances including a chimney hood fan, and a spacious center island,perfect for gatherings and entertaining.

Upstairs, you'll find a generous bonus room, convenient laundry area, two secondary bedrooms, a full 4-piece bathroom, and a primary suite complete with a luxurious 5-piece ensuite and walk-in closet.

Photos Coming Soon

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Recent upgrades further enhance this home's value and efficiency, including a 4.455 kW solar panel system (2023) to significantly reduce electricity costs, a radon mitigation system for improved indoor air quality, and a Class 4 hail-resistant roof (installed June 2025). The basement development has been started with City-approved electrical and plumbing permits, providing potential for future additional living space.

Additional features include central air conditioning, central vacuum, an Aprilaire air filtration system, freshly installed sod, and smart home upgrades such as smart light switches, thermostat, and door/window sensors.

Located just steps from the community playground—home to family-friendly activities and seasonal events like outdoor movie nights. This property also offers quick access to shopping, restaurants, medical clinics, schools, and major routes including Stoney Trail and Deerfoot Trail.

This move-in-ready home delivers exceptional value in a vibrant, family-oriented neighbourhood.

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