

# \$399,900 - 707, 140 Sagewood Boulevard Sw, Airdrie

MLS® #A2202874

**\$399,900**

2 Bedroom, 1.00 Bathroom, 886 sqft  
Residential on 0.02 Acres

Sagewood, Airdrie, Alberta

Charming 2-Bedroom Townhouse in Airdrie  
â€œ Perfect for First-Time Buyers or Investors!  
TURN KEY READY!

Welcome to this bright and cozy 2-bedroom,  
1-bathroom townhouse in the heart of Airdrie!  
This well-maintained home offers a  
thoughtfully designed layout with an  
open-concept living and dining area, perfect  
for entertaining or relaxing after a long day.

The modern kitchen features ample cabinetry  
and counter space, making meal prep a  
breeze. Both bedrooms are spacious and filled  
with natural light, while the bathroom is sleek  
and functional. Enjoy the convenience of stall  
parking right in front, ensuring easy access to  
your home.

Located in a prime Airdrie location, you're just  
minutes from shopping, dining, parks, and  
schools. Whether you're a first-time  
homebuyer, downsizing, or looking for an  
investment property, this home is a fantastic  
opportunity!

Built in 2005

## Essential Information

MLS® #	A2202874
Price	\$399,900
Bedrooms	2



Bathrooms	1.00
Full Baths	1
Square Footage	886
Acres	0.02
Year Built	2005
Type	Residential
Sub-Type	Row/Townhouse
Style	Stacked Townhouse
Status	Active

### **Community Information**

Address	707, 140 Sagewood Boulevard Sw
Subdivision	Sagewood
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 3B5

### **Amenities**

Amenities	Park, Parking, Playground, Trash, Visitor Parking
Parking Spaces	1
Parking	Stall

### **Interior**

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry
Appliances	Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

### **Exterior**

Exterior Features	Balcony
Lot Description	Backs on to Park/Green Space, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed March 16th, 2025

Days on Market 18

Zoning R3

### **Listing Details**

Listing Office First Place Realty

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. 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.