

\$449,900 - 1205 Evanston Square Nw, Calgary

MLS® #A2105743

\$449,900

3 Bedroom, 2.00 Bathroom, 1,199 sqft

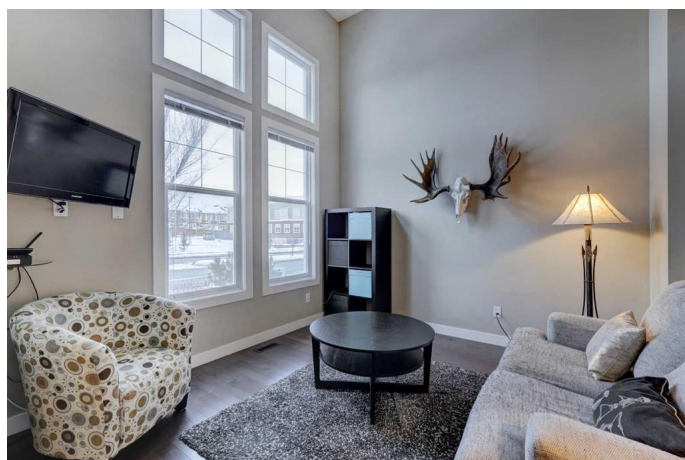
Residential on 0.00 Acres

Evanston, Calgary, Alberta

Welcome to the beautiful community of Evanston! Nestled amongst the rolling hills in this sought after Northwest community, this spacious 4 level split former show home is sure to impress. The main level immediately greets you with floor to ceiling windows and a vaulted 2 storey ceiling capturing all the West facing natural light on the gleaming hardwood flooring. A few steps up and you enter the open concept kitchen and dining room featuring granite countertops, more hardwood flooring, SS Appliances, office nook and island with bar stool seating. A laundry area, 2 piece bath and private deck perfect for BBQ's and offering views of the soccer field and green space complete this level. Upstairs you will find a 4 piece bath and 3 bedrooms, including the master retreat with large walk in closet. The lower East facing entrance includes a tiled mud room area and entrance to the oversized single attached garage. An unfinished basement presents an opportunity for a 4th bedroom, office or recreation area. Just steps from the Evansridge walking trails with expansive views of the Symon Valley Corridor and panoramic sunsets, walking distance to shopping, schools, pubs, parks, school and playgrounds this low condo fee, well managed property will not last!

Built in 2013

Essential Information



MLS® #	A2105743
Price	\$449,900
Sold Price	\$445,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,199
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Row/Townhouse
Style	4 Level Split
Status	Sold

Community Information

Address	1205 Evanston Square Nw
Subdivision	Evanston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 0G9

Amenities

Amenities	Snow Removal, Trash, Visitor Parking
Parking Spaces	2
Parking	Single Garage Attached

Interior

Interior Features	Breakfast Bar, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Vaulted Ceiling(s)
Appliances	Dishwasher, Electric Oven, Electric Stove, Garage Control(s), Garburator, Microwave, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Partial, Unfinished

Exterior

Exterior Features	Balcony, Private Entrance
Lot Description	Front Yard, Lawn, Landscaped, Level
Roof	Asphalt Shingle
Construction	Composite Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 14th, 2024
Date Sold	March 1st, 2024
Days on Market	16
Zoning	M-1 d75
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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