

\$825,000 - 452 Evansglen Drive Nw, Calgary

MLS® #A2145609

\$825,000

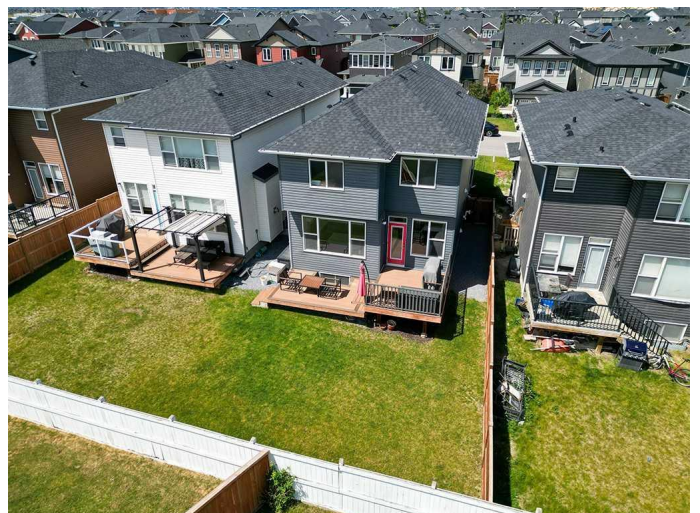
4 Bedroom, 4.00 Bathroom, 2,161 sqft

Residential on 0.09 Acres

Evanston, Calgary, Alberta

Stunning two-storey home with a fully finished basement, located on a quiet, family-friendly street just steps from parks and schools, and only a few blocks from amenities and transit. The spacious front entry leads to an open-concept main floor. The kitchen features loads cabinets, quartz countertops, a tiled backsplash, stainless steel appliances (including a gas stove), and a large island with a breakfast bar. The nook includes a patio door that opens onto the rear deck, while the adjacent great room is highlighted by a tile-trimmed gas fireplace. The main floor also includes a mudroom off the garage with custom-built lockers and a two-piece powder room. Large picture windows at the back of the house allow for plenty of natural light. The main floor boasts 9"™ ceilings and gleaming hardwood floors throughout. The upper level offers three bedrooms, a bonus room, and a large laundry room that is roughed in for a future laundry sink. The primary bedroom includes a spacious walk-in closet and a spa-like ensuite bathroom with dual sinks, a soaker tub, and a separate step-in shower. The fully finished basement features a fourth bedroom, an office area, a family room with custom-built display shelving, storage space, and a three-piece bathroom. Central air conditioning and a double front attached garage complete this meticulously maintained, move-in-ready home.

Built in 2016



Essential Information

MLS® #	A2145609
Price	\$825,000
Sold Price	\$825,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,161
Acres	0.09
Year Built	2016
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	452 Evansglen Drive Nw
Subdivision	Evanston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 0P6

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	See Remarks, Stone Counters
Appliances	Built-In Refrigerator, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Mantle
Has Basement	Yes

Basement Finished, Full

Exterior

Exterior Features Other
Lot Description Back Yard, Front Yard, Landscaped, See Remarks
Roof Asphalt Shingle
Construction Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed June 29th, 2024
Date Sold July 12th, 2024
Days on Market 13
Zoning R-1
HOA Fees 0.00

Listing Details

Listing Office RE/MAX Real Estate (Central)

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