# \$489,000 - 117 Evansridge Park Nw, Calgary

MLS® #A2146590

### \$489,000

3 Bedroom, 3.00 Bathroom, 1,550 sqft Residential on 0.00 Acres

Evanston, Calgary, Alberta

Amazing townhome offers the finest of maintenance free living with low condo fees featuring double attached garage & wide plank laminate floors throughout (no carpet!) Main floor is host to a great flex space (would be a great home office!) and access to the double attached garage. 2nd level hosts the spacious living room, 2 pc bath, large dining area with custom cabinets & designer kitchen with large granite island & stainless steel appliances. Balcony off the dining room is equipped with natural gas line for BBQ. Upper level consists of 3 large bedrooms, full 4 pc bathroom and the added convenience of laundry with front loading washer & dryer. Primary bedroom features walk-in closet & 4 pc ensuite. Located mere steps from Our Lady Grace school and with quick access to Hidden Creek & Beacon Hill shopping centers, CO-OP, Costco and both Beddington & Stony Trail.

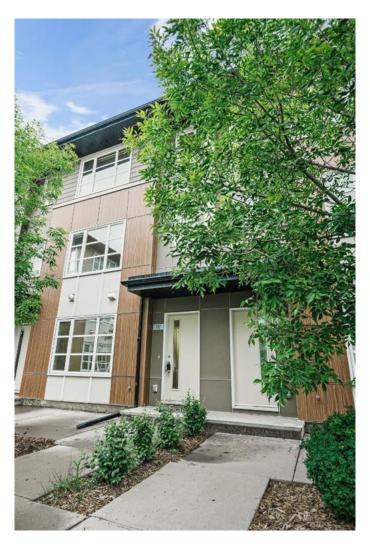
Built in 2014

#### **Essential Information**

MLS® # A2146590
Price \$489,000
Sold Price \$525,000

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,550





Acres 0.00 Year Built 2014

Type Residential

Sub-Type Row/Townhouse

Style Townhouse

Status Sold

## **Community Information**

Address 117 Evansridge Park Nw

Subdivision Evanston
City Calgary
County Calgary
Province Alberta
Postal Code T3P 0K9

#### **Amenities**

Amenities Parking

Parking Spaces 2

Parking Double Garage Detached, Owned, Titled

#### Interior

Interior Features See Remarks

Appliances Dryer, ENERGY STAR Qualified Appliances, Garage Control(s),

Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window

Coverings

Heating Forced Air, Natural Gas

Cooling None
Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Other

Lot Description Back Yard, Front Yard, Landscaped, Rectangular Lot

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed July 4th, 2024

Date Sold July 16th, 2024

Days on Market 11

Zoning M-1 d75

HOA Fees 0.00

# **Listing Details**

Listing Office eXp Realty



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