

# \$850,000 - 12 Evansview Park Nw, Calgary

MLS® #A2241041

**\$850,000**

4 Bedroom, 3.00 Bathroom, 2,664 sqft

Residential on 0.09 Acres

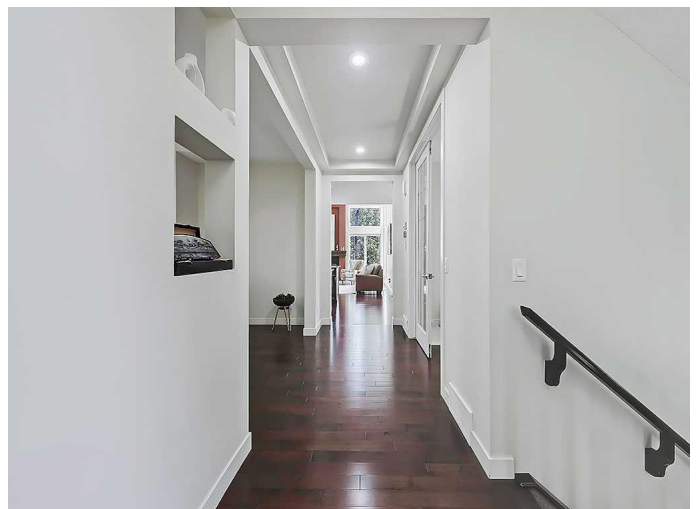
Evanston, Calgary, Alberta

Step into this beautifully maintained two-storey home offering over 2,600 sq. ft. of thoughtfully designed living space, perfect for growing families or busy professionals. From the moment you enter, you're welcomed by a grand staircase, high ceilings, and elegant finishes that create a warm and inviting atmosphere.

The main floor boasts hardwood floors and a bright, functional kitchen complete with granite countertops, brand new stainless steel appliances, and ample cabinetry. The cozy living room features a gas fireplace and oversized windows that fill the space with natural light, ideal for both relaxing evenings and entertaining guests.

A main floor office, versatile flex room, and convenient powder room add to the home's functionality. Upstairs, you'll find a spacious bonus room, walk-in laundry with brand new Electrolux washer and dryer, and four generous bedrooms. The primary suite offers a 5-piece ensuite and walk-in closet.

Additional highlights include brand new Class 4 Roof Shingles, updated LED pot lights throughout, brand new Electrolux Washer/Dryer, central air conditioning, a double attached garage, and a landscaped backyard. With a partially finished basement ready for your ideas and a location close to parks, schools, and shopping centres



(Creekside Shopping Centre & Sage Hill Plaza), this home offers comfort, space, and convenience in one of Calgary's sought-after communities.

Don't miss your chance to own this exceptional home, book your private showing today!

Built in 2012

**Essential Information**

MLS® #	A2241041
Price	\$850,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,664
Acres	0.09
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	12 Evansview Park Nw
Subdivision	Evanston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 0J4

**Amenities**

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

**Interior**

Interior Features	Granite Counters, High Ceilings, Kitchen Island, Pantry
Appliances	Dishwasher, Dryer, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Central, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	BBQ gas line
Lot Description	Back Yard, Front Yard, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	July 31st, 2025
Days on Market	1
Zoning	R-G

## Listing Details

Listing Office	The Real Estate District
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