

# \$617,500 - 257 Everglen Rise Sw, Calgary

MLS® #A2218405

## \$617,500

3 Bedroom, 3.00 Bathroom, 1,026 sqft

Residential on 0.08 Acres

Evergreen, Calgary, Alberta

This beautiful home with over 2,000 sq ft of finished living space offers 3 bedroom +office(IT CAN BE USED LIKE 4TH BEDROOM), 3 full bathrooms, 4 level split home walk up to grade fully finished basement is on a quiet crescent directly across from park/playground. The moment you step inside you will be greeted by nice updates throughout give it a modern cozy feel that is sure to make you feel right at home. The main floor features a large living room and vaulted ceiling. Stylish vinyl plank Deluxe flooring thru main floor and upper level, quartz counters in the kitchen and in all 3 bathrooms, newer SS appliances(3 years old), new undermount sinks in kitchen and all bathrooms and new faucets. There are two good sized bedrooms up with a 4 pcs ensuite for the Master bedroom and very spacious walk in closet & a full bathroom for the second bedroom. As you make your way to the 3rd level, you'll find a great sized family room with gas fireplace with refinished mantle, office/den, another full bathroom & walk-up door to the sunny west facing yard and patio area! You will find another huge bedroom in the basement. This home is freshly painted, with large lighted crawl space has double detached garage, new roof(2021), newer water tank(2018) and newer washer/dryer(3 years old) and a prepaid home security account. Walking distance to Sobey, Starbucks, Medical Centre, to schools and bus stop and easy access to Stoney Trail. Short drive to Costco and Kananskis and



short walk to Fish Creek Park.

Directions:

Built in 2006

### **Essential Information**

MLS® #	A2218405
Price	\$617,500
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,026
Acres	0.08
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

### **Community Information**

Address	257 Everglen Rise Sw
Subdivision	Evergreen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 5E7

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	1

### **Interior**

Interior Features	No Smoking Home, Pantry, Quartz Counters, Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes

Basement	Finished, Full, Walk-Up To G
<b>Exterior</b>	
Exterior Features	Lighting, Playground
Lot Description	Back Lane, Back Yard, Stree
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 6th, 2025
Days on Market	2
Zoning	R-G

**Listing Details**

Listing Office	RE/MAX House of Real Estate
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