

# \$494,900 - 603 Evansridge Common Nw, Calgary

MLS® #A2214203

**\$494,900**

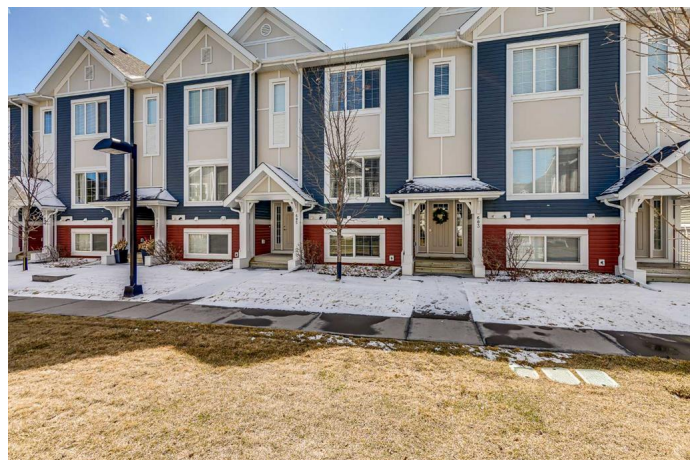
3 Bedroom, 3.00 Bathroom, 1,475 sqft

Residential on 0.00 Acres

Evanston, Calgary, Alberta

This stunning home feels just like a show home, offering nearly 1,900 sq. ft. of beautifully designed living space including a finished bonus room in the basement. Step inside and be welcomed by 9-ft ceilings, upgraded laminate flooring, and quartz countertops throughout. The bright and sunny kitchen features a center island, ample cabinetry, and pot & pan drawers—perfect for any home chef. The spacious dining area flows seamlessly into the oversized living room, and a sun-drenched balcony just off the dining space adds the perfect outdoor retreat. Upstairs, the primary suite is impressively large—easily fitting a king-sized bed, nightstands, and a dresser—plus it includes a walk-in closet and private 4-piece ensuite. Two additional generously sized bedrooms, an additional 4-piece bath, and convenient upper-level laundry round out the top floor. The finished basement bonus room offers flexible space ideal for a home gym, office, playroom, craft room, or even a 4th bedroom. This home also includes a high-efficiency furnace, hot water tank, and central A/C for year-round comfort. Situated in a vibrant community with green space right outside your front door, enjoy access to parks, miles of pathways, and close proximity to schools and shopping. Don't miss your chance to own this move-in-ready gem in a sought-after neighborhood!

Built in 2014



## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2214203      |
| Price          | \$494,900     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,475         |
| Acres          | 0.00          |
| Year Built     | 2014          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

## Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 603 Evansridge Common Nw |
| Subdivision | Evanston                 |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T3P 0P3                  |

## Amenities

|                |                             |
|----------------|-----------------------------|
| Amenities      | Playground, Visitor Parking |
| Parking Spaces | 2                           |
| Parking        | Double Garage Attached      |
| # of Garages   | 2                           |

## Interior

|                   |                                                                                                                                        |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers, High Ceilings, Kitchen Island, Quartz Counters, Storage, Track Lighting, Walk-In Closet(s)                          |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Garburator, Microwave, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                                                |
| Cooling           | Central Air                                                                                                                            |
| Has Basement      | Yes                                                                                                                                    |
| Basement          | Finished, Full                                                                                                                         |

**Exterior**

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Balcony                  |
| Lot Description   | Level                    |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

**Additional Information**

|             |                  |
|-------------|------------------|
| Date Listed | April 24th, 2025 |
| Zoning      | M-G              |

**Listing Details**

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX House of Real Estate |
|----------------|-----------------------------|

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