

\$799,900 - 140 Everhollow Way Sw, Calgary

MLS® #A2226710

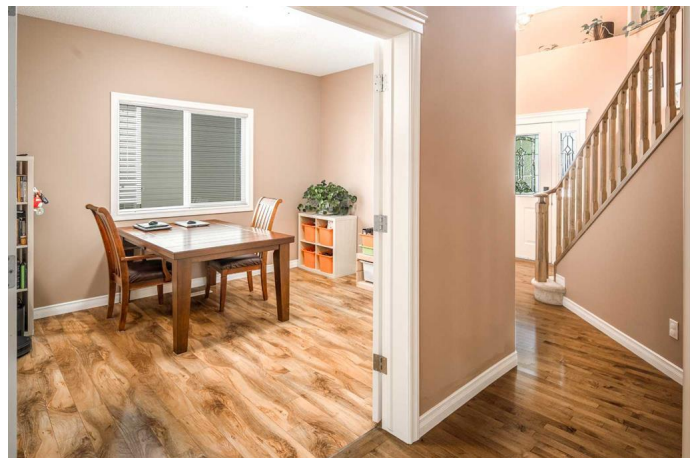
\$799,900

3 Bedroom, 4.00 Bathroom, 2,461 sqft
Residential on 0.10 Acres

Evergreen, Calgary, Alberta

Open House June 7, Sat 1:00-4:00pm.
Welcome to your beautiful home in the heart of Evergreen! Perfectly situated within walking or biking distance to Fish Creek Park and backing onto a peaceful greenbelt, this fully finished two-storey gem offers the ideal combination of location, comfort, and functionality. Just half a block from a playground, close to both public and Catholic elementary schools, and only five minutes from the shops and amenities of Shawnessy, this home has it all. Step inside to find a quiet main floor denâ€”perfect for a home officeâ€”alongside an open-concept living room, dining area, and kitchen thatâ€™s ideal for both everyday living and entertaining. A convenient main floor laundry room adds to the home's practicality. A dramatic staircase leads you to the upper level, where youâ€™ll discover three generously sized bedrooms, including one of the largest primary suites youâ€™ll ever seeâ€”complete with a luxurious 5-piece ensuite. A bright and airy bonus room adds even more flexible space for your family to enjoy. The fully finished lower level provides plenty of room to relax or entertain, whether you're gathering around the wet bar or enjoying a game night with friends and family. Additional highlights include central air conditioning for year-round comfort. Be sure to view the virtual tour and book your private showing today!

Built in 2004



Essential Information

| | |
|----------------|-------------|
| MLS® # | A2226710 |
| Price | \$799,900 |
| Bedrooms | 3 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,461 |
| Acres | 0.10 |
| Year Built | 2004 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 140 Everhollow Way Sw |
| Subdivision | Evergreen |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2Y 4R7 |

Amenities

| | |
|----------------|------------------------|
| Amenities | None |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Quartz Counters |
| Appliances | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Humidifier, Range Hood, Refrigerator, Washer |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Family Room, Gas |

| | |
|--------------|----------------|
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--|
| Exterior Features | Playground |
| Lot Description | Back Yard, Backs on to Park/Green Space, Few Trees, Lawn, Level, Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Stone, Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | June 1st, 2025 |
| Days on Market | 10 |
| Zoning | R-G |
| HOA Fees | 105 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|-----------------|
| Listing Office | TrustPro Realty |
|----------------|-----------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.