\$779,000 - 47 Evansridge Crescent Nw, Calgary

MLS® #A2228603

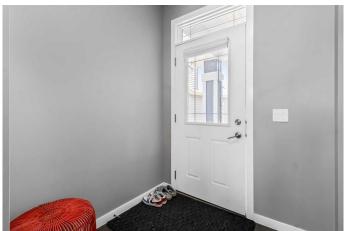
\$779,000

3 Bedroom, 4.00 Bathroom, 1,919 sqft Residential on 0.09 Acres

Evanston, Calgary, Alberta

Welcome to 47 Evansridge Crescent, where you'll discover the charm of this beautifully upgraded home on an oversized pie-shaped lot, ideally situated in a quiet crescent within the highly sought-after community of Evanston. This home offers exceptional value and an unbeatable location backing onto the school and green space. This Jayman-built family home boasts over 1,900 square feet above grade and another 600 square feet in a professionally developed basement. As you enter, you will be greeted by a bright and inviting layout, featuring an open-concept main floor that effortlessly blends the dining room, living room, and spacious kitchen with a large table-top granite eating bar and an abundance of cupboard and pantry space, and stainless-steel appliances including a Samsung "smart'' fridge. Washer & Drier (2020), Dishwasher (2023), Microwave (2025). The main flooring comes with oak antique gray laminated flooring, and the quality finishes throughout the home highlight its elegance and style. Upstairs, you will find a large bonus room with a computer niche and a laundry room. The master bedroom features an oversized walk-in closet and a spa-style ensuite. Two additional generously sized bedrooms, perfect for guests or children, along with a centrally located full bathroom. The finished lower level adds even more living space. It's a "sunshine― basement with large windows, which brings in an abundance of natural light. A large recreational







room and a game area (easily converted to a 4th bedroom), 4-piece bath, and plenty of storage â€" perfect for guests, teens, or extended family. The home is move-in ready and built to last. New roof (2025), repaired siding, and new gutters (2025). Enjoy the central air conditioning on these summer days. Outside, the back deck overlooks the playground and the K to 9 school, with stairs added to the deck for easy access to the fully landscaped, fenced yard with a storage shed. This smoke-free, pet-free home is situated just steps away from Our Lady of Grace K-9 School! scenic walking pathways, shopping centers, restaurants, and playgrounds, offering the perfect balance of community, comfort, and accessibility. With easy access to major roads like Stoney, Deerfoot, and 144 Avenue NW, you'II be well-connected to go anywhere you want to explore. Schedule your viewing today!

Built in 2013

Essential Information

MLS® # A2228603
Price \$779,000
Bedrooms 3
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 1,919
Acres 0.09
Year Built 2013

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 47 Evansridge Crescent Nw

Subdivision Evanston
City Calgary
County Calgary
Province Alberta
Postal Code T3P 0J2

Amenities

Parking Spaces 4

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Breakfast Bar, Kitchen Island, No Animal Home, No Smoking Home,

Open Floorplan, Pantry, Storage, Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage

Control(s), Microwave, Refrigerator, Washer, Window Coverings

Heating Forced Air
Cooling Central Air

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Lighting, Private Yard, Storage

Lot Description Back Yard, Backs on to Park/Green Space, Landscaped, No Neighbours

Behind, Pie Shaped Lot

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed June 6th, 2025

Days on Market 2

Zoning R-1N

Listing Details

Listing Office eXp Realty

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