

\$750,000 - 322 Evanston Way Nw, Calgary

MLS® #A2238074

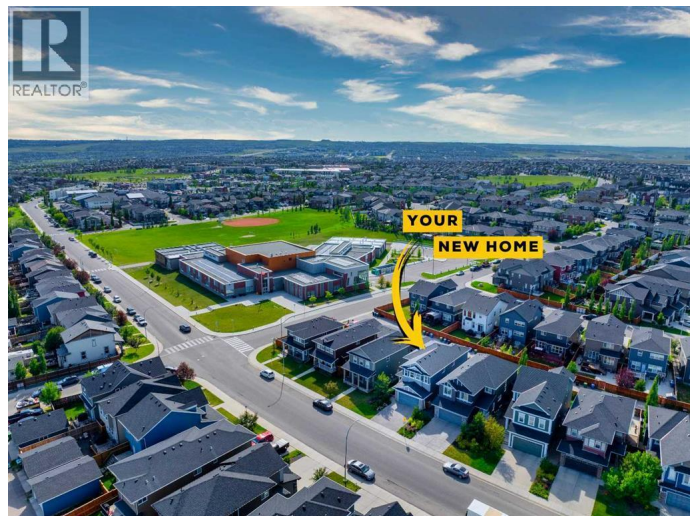
\$750,000

4 Bedroom, 4.00 Bathroom, 2,219 sqft

Single Family on 0.09 Acres

Evanston, Calgary, Alberta

Welcome to this former Sterling Show Home, a beautifully upgraded 4-bedroom, 3.5-bathroom residence in the heart of family-friendly Evanston. With nearly 2,800 sq ft of thoughtfully designed living space, this home offers the perfect blend of style, comfort, and functionality. The executive kitchen is a true centerpiece, boasting stainless steel appliances, built-in oven and microwave, quartz countertops, and a custom walk-in pantry. The open-concept main floor is perfect for entertaining, complete with built-in speakers and central A/C. Fresh paint and quartz surfaces in all bathrooms elevate the home's modern appeal. Upstairs, retreat to a spacious primary bedroom with a luxurious ensuite and a custom walk-in closet. The southeast-facing front yard is beautifully landscaped, while the private northwest-facing backyard features new siding and windows, with all soft metal work to be completed soon. The fully finished basement adds incredible versatility, featuring a large flex space, a fourth bedroom, and a full bathroom—ideal for guests, a home gym, or media room. Additional highlights include a double front garage, brand-new roof, brand-new composite back deck, new curtains, back alley for added privacy, and proximity to three schools (plus a future grade 5-9 school), off-leash parks, major roadways, every amenity, and more. Move-in ready and rich with upgrades, this exceptional home is your opportunity to own a true gem in



Evanston. (id:6289)

Built in 2014

Essential Information

Listing #	A2238074
Price	\$750,000
Bedrooms	4
Bathrooms	4.00
Half Baths	1
Square Footage	2,219
Acres	0.09
Year Built	2014
Type	Single Family
Sub-Type	Freehold

Community Information

Address	322 Evanston Way Nw
Subdivision	Evanston
City	Calgary
Province	Alberta
Postal Code	T3P0P7

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	See remarks
Parking Spaces	4
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Washer, Refrigerator, Cooktop - Gas, Dishwasher, Dryer, Microwave, Oven - Built-In, Hood Fan
Heating	Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Vinyl siding
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office Real Broker



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