

\$549,000 - 14 Everglen Manor Sw, Calgary

MLS® #A2262867

\$549,000

3 Bedroom, 2.00 Bathroom, 1,220 sqft

Single Family on 0.07 Acres

Evergreen, Calgary, Alberta

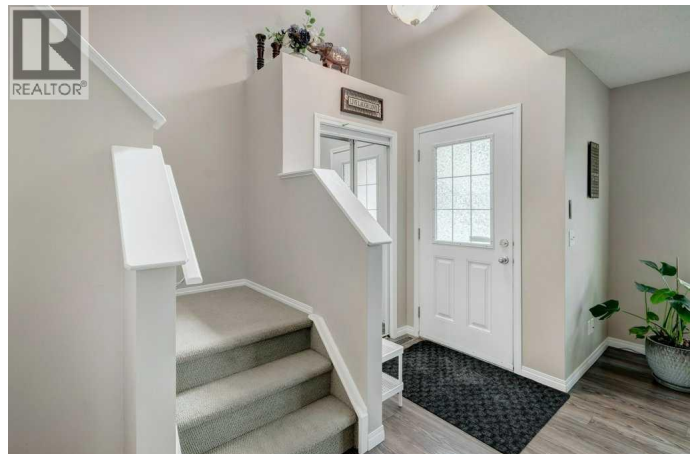
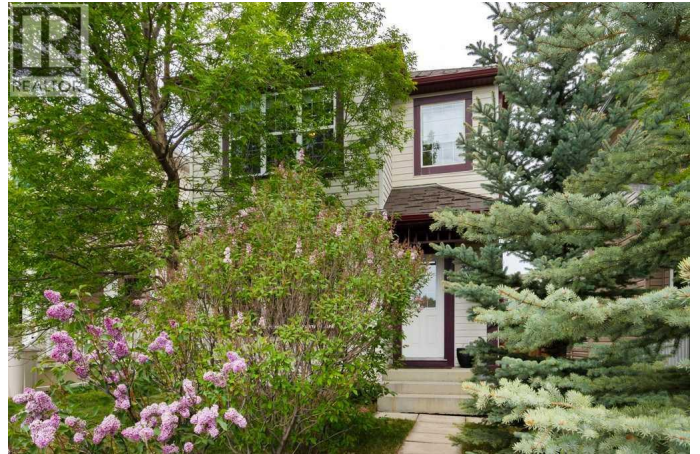
Welcome to this well maintained two-storey home in the desirable Evergreen community. Featuring 3 bedrooms and 2 baths, this property offers a perfect blend of comfort, functionality and location.

Step inside to a bright, spacious layout complete with central AC to keep you cool in the summer months. The large Kitchen offers a functional island and a separate dining area, ideal for family meals or entertaining guests. The main floor is filled with natural light thanks to its south facing exposure and abundant windows. Convenient 2pc bathroom is located just off the kitchen and back entrance.

The unfinished basement provides a blank canvas ready for your personal touch~ create the perfect recreation room, home office or additional bedroom space. Outdoors, enjoy a beautifully landscaped yard with mature trees, a fenced backyard and a large deck that's perfect for entertaining or relaxing under the stars. A standout feature of this home is the oversized double detached garage equipped with a Bendpak GP-7 vehicle lift, perfect for mechanics, car enthusiasts or extra storage. (vehicle lift can be removed by the Seller upon Buyers request).

New Shingles Oct/25, Hot water tank replaced in 2024, Air Conditioner installed 2019 .

Located close to schools, shopping, bike paths, playgrounds



and all the family friendly amenities Evergreen has to offer. Plus you're just minutes from Stoney Trail, with quick access to Kananaskis Country and beyond~ this home truly has it all!

Don't miss your opportunity to live in one of the city's sought after neighborhoods! Call for your viewing today. (id:6289)

Built in 2006

Essential Information

Listing #	A2262867
Price	\$549,000
Bedrooms	3
Bathrooms	2.00
Half Baths	1
Square Footage	1,220
Acres	0.07
Year Built	2006
Type	Single Family
Sub-Type	Freehold

Community Information

Address	14 Everglen Manor Sw
Subdivision	Evergreen
City	Calgary
Province	Alberta
Postal Code	t2y5g4

Amenities

Amenities	Playground, Schools, Shopping
Features	Back lane, PVC window, No Smoking Home
Parking Spaces	2
Parking	Detached Garage, Oversize, Street
# of Garages	2

Interior

Appliances	Refrigerator, Dishwasher, Stove, Hood Fan, Window Coverings, Garage door opener
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Heating	Natural gas Forced air
Cooling	Central air conditioning
# of Stories	2

Exterior

Exterior	Vinyl siding
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	CIR Realty
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