

\$539,800 - 136 Evansborough Way Nw, Calgary

MLS® #A2265265

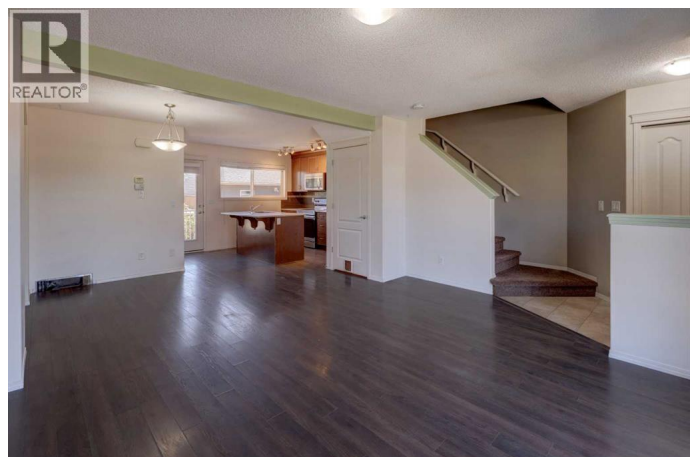
\$539,800

3 Bedroom, 3.00 Bathroom, 1,187 sqft

Single Family on 0.06 Acres

Evanston, Calgary, Alberta

HOME SWEET HOME! This is the HANDYMAN SPECIAL with enormous potential you have been searching for offering incredible value in the heart of the sought-after NW community of Evanston! This excellent home with a BRAND NEW ROOF offers 3 bedrooms, 2.5 bathrooms, a contemporary open concept floor plan and a double detached garage. Heading inside you will find a modern, well planned layout with gleaming vinyl plank flooring. The main floor offers a 2 piece vanity bathroom, formal elegant dining area, an extremely spacious living room that's flooded in natural sunlight and the upgraded chef's kitchen with ceiling-height cabinetry, quartz countertops, quartz center island with an eating bar, pantry, and stainless steel appliances. Heading upstairs you will find 2 great-sized bedrooms, a fantastic 4 piece bathroom and the huge master retreat with a full 4 piece ensuite bathroom and a walk-in closet for your convenience. The unfinished basement offers a ton of storage and extra space for a growing family and is waiting for your special touch for future development. Outside, boasts a double detached garage with a fenced backyard with a large deck that's perfect for entertaining. This prime location is close to all major amenities including schools, public transportation, parks, many different shopping options, numerous pathways and quick access to Stony Trail and other major roadways! This is a rare and timely opportunity for savvy investors and home



buyers alike, book your private showing today!
The exterior siding will be repaired in the next
few weeks. (id:6289)

Built in 2013

Essential Information

Listing #	A2265265
Price	\$539,800
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,187
Acres	0.06
Year Built	2013
Type	Single Family
Sub-Type	Freehold

Community Information

Address	136 Evansborough Way Nw
Subdivision	Evanston
City	Calgary
Province	Alberta
Postal Code	T3P0M5

Amenities

Amenities	Park, Playground, Recreation Nearby, Schools, Shopping
Features	Other, Back lane, PVC window, No Animal Home, No Smoking Home, Level
Parking Spaces	4
Parking	Detached Garage
# of Garages	2
View	View

Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Microwave Range Hood Combo
Heating	Forced air
Cooling	None

of Stories 2

Exterior

Exterior Vinyl siding
Exterior Features Landscaped, Lawn
Construction Wood frame
Foundation Poured Concrete

Listing Details

Listing Office Century 21 Bamber Realty LTD.



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