# **\$622,500 - 257 Everglen Rise Sw, Calgary**

MLS® #A2202088

## \$622,500

3 Bedroom, 3.00 Bathroom, 1,026 sqft Residential on 0.08 Acres

Evergreen, Calgary, Alberta

OPEN HOUSE SAT MAY 3rd FROM 2 TO 4. This beautiful home with over 2,000 sq ft of finished living space offers 3 bedroom +office(IT CAN BE USED LIKE 4TH BEDROOM), 3 full bathrooms,4 level split home walk up to grade fully finished basement is on a quiet crescent directly across from park/playground. The moment you step inside you will be greeted by nice updates throughout give it a modern cozy feel that is sure to make you feel right at home. The main floor features a large living room and vaulted ceiling. Stylish vinyl plank Deluxe flooring thru main floor and upper level, quartz counters in the kitchen and in all 3 bathrooms, newer SS appliances(3 years old), new undermount sinks in kitchen and all bathrooms and new faucets. There are two good sized bedrooms up with a 4 pcs ensuite for the Master bedroom and very spacious walk in closet & a full bathroom for the second bedroom. As you make your way to the 3rd level, you'll find a great sized family room with gas fireplace with refinished mantle, office/den, another full bathroom & walk-up door to the sunny west facing yard and patio area! You will find another huge bedroom in the basement. This home is freshly painted, with large lighted crawl space has double detached garage, new roof(2021), newer water tank(2018) and newer washer/dryer(3years old) and a prepaid home security account. Walking distance to Sobey, Starbucks, Medical Centre, to schools and bus stop and easy access to Stoney





Trail.Short drive to Costco and Kananskis and short walk to Fish Creek Park.

Directions:

#### Built in 2006

## **Essential Information**

MLS® # A2202088 Price \$622,500

Bedrooms 3

Bathrooms 3.00

Full Baths 3

Square Footage 1,026
Acres 0.08

Year Built 2006

Type Residential Sub-Type Detached

Style 4 Level Split

Status Active

# **Community Information**

Address 257 Everglen Rise Sw

Subdivision Evergreen
City Calgary
County Calgary
Province Alberta
Postal Code T2Y 5E7

#### **Amenities**

Parking Spaces 2

Parking Double Garage Detached

# of Garages 1

### Interior

Interior Features No Smoking Home, Pantry, Quartz Counters, Vaulted Ceiling(s)

Appliances Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator,

Washer, Window Coverings

Heating Forced Air

Cooling None

Has Basement Yes

Basement Finished, Full, Walk-Up To G

# **Exterior**

Exterior Features Playground, Lighting

Lot Description Back Lane, Back Yard, Stree

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

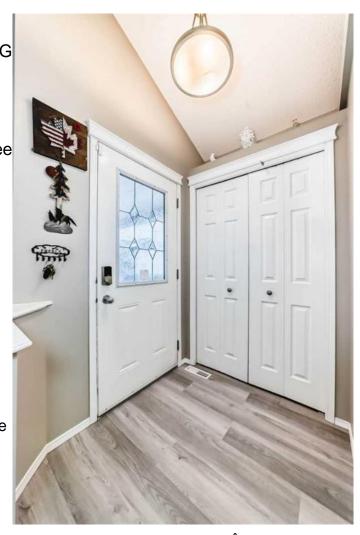
## **Additional Information**

Date Listed March 13th, 2025

Days on Market 51
Zoning R-G

# **Listing Details**

Listing Office RE/MAX House of Real Estate



Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® 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.