

# \$411,900 - 213 Evanscrest Square Nw, Calgary

MLS® #A2226761

**\$411,900**

2 Bedroom, 3.00 Bathroom, 1,084 sqft

Residential on 0.00 Acres

Evanston, Calgary, Alberta

Modern Townhome Living in Evanston â€” 2 Bed | 2.5 Bath | Attached Garage | 1084 SQFT RMS

Welcome to 213 Evanscrest Square NW, a beautifully designed 3-storey townhome offering contemporary style, functional layout, and incredible value in the heart of Evanstonâ€™one of Calgaryâ€™s most desirable family-friendly communities.

Built in 2021 by Partners Development Group, this move-in-ready home features 1,084 sq. ft. of RMS exterior living space. It is ideal for first-time buyers, professionals, downsizers, or savvy investors.

2 Spacious Bedrooms | 2.5 Bathrooms | 1,084 SQFT (RMS)

Step into a bright, open-concept main floor with a modern kitchen complete with sleek cabinetry, stainless steel appliances (electric range, refrigerator, dishwasher, and microwave hood fan), and generous counter space for entertaining or everyday living. The inviting living and dining area opens onto your private balcony, perfect for morning coffee or evening relaxation. Upstairs, youâ€™ll find two well-sized bedrooms, including a primary retreat with a walk-through closet and 4-piece ensuite, plus a second full bathroom and convenient upper floor laundry.

Garage + Storage

The ground level includes a welcoming foyer, a single attached garage (12'2" x 20'5"), a utility room, and a convenient 2-piece powder room, offering added convenience.



Built with energy-efficient standards by a trusted builder

Low-maintenance landscaping and exterior

Central utility room & ample storage space

Quiet, professionally managed complex

#### Prime Location Perks

Enjoy life in a peaceful, walkable

neighbourhood close to green spaces,

schools, shopping, and easy access to Stoney

Trail and major roadways. Everything you

needâ€™from weekend outings to weekday

errandsâ€™is right at your doorstep.

This is the perfect blend of comfort,

convenience, and community. Donâ€™t miss

your chance to own this stylish and functional

home in Evanston!

Currently vacant for easy and quick showings.

Book your private showing. today

Built in 2021

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2226761      |
| Price          | \$411,900     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,084         |
| Acres          | 0.00          |
| Year Built     | 2021          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Storey      |
| Status         | Active        |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 213 Evanscrest Square Nw |
| Subdivision | Evanston                 |
| City        | Calgary                  |

|             |         |
|-------------|---------|
| County      | Calgary |
| Province    | Alberta |
| Postal Code | T3P1S2  |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Parking, Trash, Visitor Parking            |
| Parking Spaces | 2  |
| Parking        | Garage Door Opener, Single Garage Attached |
| # of Garages   | 1  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Open Floorplan, Quartz Counters  |
| Appliances        | Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | None   |
| Basement          | None   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Balcony  |
| Lot Description   | Front Yard   |
| Roof              | Asphalt Shingle  |
| Construction      | Cement Fiber Board, Concrete, Wood Frame, Composite Siding |
| Foundation        | Poured Concrete  |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 3rd, 2025 |
| Days on Market | 44             |
| Zoning         | M-1            |

### Listing Details

|                |                 |
|----------------|-----------------|
| Listing Office | URBAN-REALTY.ca |
|----------------|-----------------|

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