



## 2395 Eversyde Avenue Calgary Alberta

\$329,500

Welcome to this exceptional top-floor, corner-unit condo nestled in the heart of Evergreen, a highly sought-after community known for its excellent schools and bustling shopping district. With 807 square feet, this 2-bedroom, 1-bathroom property is the perfect opportunity for first-time homeowners or savvy investors. Step inside to discover a bright and spacious living area flooded with natural light, creating a warm and inviting atmosphere. The efficient layout features a modern kitchen with stunning downtown views from the kitchen. Unwind on the west-facing balcony, ideal for soaking up the afternoon sun. The building itself is clean and well-maintained, ensuring peace of mind and a pleasant environment. Benefit from the convenience of a titled parking spot in the underground, heated parkade. With quick access to all major routes and amenities, this condo combines comfort and practicality at an attractive price point. The condo fees are all-inclusive so no additional utility costs. Whether you're looking to invest or establish your first home, this condo offers everything you need and more. Schedule a viewing today and take the first step towards making this charming property yours! (id:6769)

Living room 13.25 Ft x 10.67 Ft

Kitchen 11.58 Ft x 7.75 Ft

Dining room 14.33 Ft x 10.50 Ft

Laundry room 6.00 Ft x 4.42 Ft

Foyer 6.33 Ft x 4.83 Ft

Primary Bedroom 12.92 Ft x 10.08 Ft

Bedroom 12.92 Ft x 8.75 Ft

4pc Bathroom 8.00 Ft x 7.17 Ft

Listing Presented By:



Originally Listed by:  
eXp Realty



See

**Mirror**

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
arobinson@cirrealty.ca