



## 307 Evanston Square Calgary Alberta

\$495,000

This stunning, well-maintained and spacious townhome, located in one of the city's most sought-after neighborhoods, offers the perfect blend of modern elegance and suburban comfort. Designed with contemporary styles, this home features two master bedrooms both with walk-in closets and 4-piece ensuite bathrooms with one of the rooms including a spacious sitting area. The kitchen boasts stainless steel appliances, granite counter tops and ceramic tile flooring. A beautiful balcony overlooking the serene treed pathway behind the home. A large oversized single garage accessible from behind the home with tons of shelf space for all your storage needs along with a driveway to fit an additional vehicle. Sitting on the corner of the street there is a large semi-fenced yard in front of the home. A spacious basement (unfinished) with lots of storage space. Within walking distance to a nearby shopping plaza and only a 5-minute drive to the Creekside shopping centre. An excellent opportunity for investors and those looking for a starter home. (id:6769)

Dining room 3.58 M x 2.80 M

Kitchen 3.56 M x 2.80 M

Living room 3.38 M x 3.41 M

2pc Bathroom 2.19 M x 1.20 M

Primary Bedroom 3.53 M x 3.25 M

Bedroom 3.35 M x 3.15 M

4pc Bathroom 2.39 M x 1.50 M

4pc Bathroom 2.36 M x 1.50 M

Listing Presented By:



Originally Listed by:  
First Place Realty

**RE/MAX**  
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