



# 141 Evergreen Way Calgary Alberta

\$1,350,000

Discover this stylish 3,600 sq. ft. two-storey walkout home in the desirable Evergreen community, edging the breathtaking Fish Creek Provincial Park, one of the largest urban parks in North America. Upon entry, you are welcomed by soaring 10-foot ceilings and exquisite 6-foot hardwood flooring, complemented by high-end finishes and trendy color palettes. The main floor boasts an open concept design, featuring a massive living area with a floor-to-ceiling tiled fireplace. The gourmet kitchen is a chef's dream, equipped with top-of-the-line appliances, Montalco Euro cabinets, and a large island. The expansive windows flood the space with natural light and offer stunning downtown views. French doors open into a versatile office or dining area. Upstairs, you'll find a spacious bonus room, a 4-piece bathroom, a convenient laundry room, and four generously sized bedrooms. The primary suite is a true retreat, complete with a lavish 5-piece ensuite featuring a separate tub and shower, and a grand walk-in closet. The fully finished lower level is designed for comfort and entertainment, with hydronic floor heating, large bright windows, and an enormous family room with a wet bar. It also includes a fifth bedroom and a luxurious 3-piece bathroom. This level walks out to a fully fenced backyard, which is finished with low-maintenance landscaping, making it perfect for relaxing and outdoor activities. Enjoy the outdoors with ease as the home features a deck off the main level and a patio with a pergola, ideal for entertaining guests and family gatherings. Additional highlights include a high-velocity furnace and a high-efficiency Lochinvar condensing boiler system. This home is a must-see for those seeking luxury and space in a prime location. Call today, to book your private showing! (id:6769)

Bedroom 13.83 Ft x 13.75 Ft  
 Recreational, Games room 31.00 Ft x 19.17 Ft  
 3pc Bathroom 9.67 Ft x 8.75 Ft  
 2pc Bathroom 5.33 Ft x 6.42 Ft  
 Dining room 16.00 Ft x 8.92 Ft  
 Foyer 12.33 Ft x 7.75 Ft  
 Kitchen 13.67 Ft x 10.25 Ft

Office 10.00 Ft x 15.50 Ft  
 3pc Bathroom 6.17 Ft x 8.50 Ft  
 5pc Bathroom 10.25 Ft x 14.08 Ft  
 Bedroom 10.42 Ft x 13.25 Ft  
 Bedroom 10.50 Ft x 13.00 Ft  
 Bedroom 9.92 Ft x 11.00 Ft  
 Laundry room 5.25 Ft x 8.17 Ft

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Listing Presented By:



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Living room 18.83 Ft x 17.08 Ft

Primary Bedroom 11.00 Ft x 17.42 Ft

Other 9.92 Ft x 8.08 Ft