



# 33 Evansview Court Calgary Alberta

\$1,165,500

OPEN HOUSE : AUGUST 24 & 25 (SATURDAY AND SUNDAY) 1PM TO 4PM .....

.....Welcome to this unique residence in the heart of Evanston, Calgary, where luxury living and breathtaking views converge. This 2016-built gem offers an extraordinary living experience, withholding 5 bedrooms, 4 bathrooms, and a total of 3,746.0 square feet of beautifully designed living space. Prepare to be enchanted by the once-in-a-lifetime opportunity to own a home with stunning scenery that will leave you speechless. Enjoy captivating views from various vantage points, with sunset and sunrise views overlooking NW Calgary, making every moment spent in this home a truly memorable experience. Sitting on a pristine lot located just 15 minutes from the airport and 5km from major shopping centers. Location is ideal. As you step inside, you'll be greeted by 9-foot ceilings on the main floor, creating an open and airy ambiance that exudes a sense of grandeur. The 8-foot doors on the main floor add a touch of elegance, complementing the overall upscale design. Elegance and practicality unite with the engineered hardwood flooring, offering both style and durability. QUARTZ SLAB. 40" fireplace with built in wall features and cabinets with crown mold finish. The gourmet kitchen, complete with built-in KitchenAid appliances, is a culinary enthusiast's dream, providing the perfect space to create culinary masterpieces and entertain guests with ease on an extended quartz Island. Step outside to discover the true essence of indoor-outdoor living, as two decks in the back of the house beckon you to embrace the serene surroundings and revel in the tranquility that Evanston offers. The 9 ft ceiling basement is a true entertainer's paradise, featuring a sophisticated wet bar with a commercial wine fridge, ensuring ...

Recreational, Games room 27.92 Ft x 19.33 Ft  
Wine Cellar 9.50 Ft x 2.17 Ft  
Furnace 10.50 Ft x 8.33 Ft  
Primary Bedroom 14.25 Ft x 11.17 Ft  
4pc Bathroom 9.17 Ft x 4.92 Ft  
Kitchen 14.33 Ft x 12.33 Ft

Other 14.17 Ft x 5.67 Ft  
2pc Bathroom 5.92 Ft x 5.25 Ft  
Bonus Room 15.58 Ft x 14.08 Ft  
Other 14.17 Ft x 5.67 Ft  
Primary Bedroom 15.92 Ft x 14.50 Ft  
Bedroom 11.83 Ft x 11.17 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



Originally Listed by:  
eXp Realty



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Dining room 14.50 Ft x 10.33 Ft  
Living room 15.33 Ft x 14.50 Ft  
Other 11.92 Ft x 10.67 Ft  
Laundry room 6.08 Ft x 3.67 Ft

Bedroom 11.83 Ft x 10.17 Ft  
Bedroom 11.25 Ft x 10.92 Ft  
4pc Bathroom 10.92 Ft x 5.92 Ft