



## 64 Everglen Rise Calgary Alberta

\$730,000

Welcome to this beautiful home in the ever-popular community of Evergreen. This home offers over 2400 Sq ft of LIVING SPACE on a LARGE 5769.5 Sq Ft lot which backs onto extensive green space. Walk into the spacious foyer which then leads into an inviting open concept main level with lots of natural lighting. There is plenty of west facing windows with elegant white shutter blinds on all main floor windows. The Livingroom offers a gas fireplace to enjoy those cooler evenings, the bright Kitchen features ample cabinetry with breakfast bar island, Stainless Steel appliances and a good size pantry. The cozy dining area has large windows and access to the large back deck with pergola and large green space for children and pets to play in. Storage shed provides additional space for garden and yard storage. Main level also offers a half bath. The upper level is very well designed with Master bedroom with full bath and walk-in closet, 2 more good size bedroom, 2nd full bath and the laundry room is an added touch. Large bonus room with attached den provides a growing family with plenty of room to enjoy playing and watching family movies. The fully finished basement offers a large rec room and great size storage room with full shelving. The fully insulated and drywalled heated double garage is complete with lots of built-in work bench and cabinets which provides plenty of storage and efficient working space. The home has a Central Vacuum system, CENTRAL AIR CONDITIONER for added year-round comfort and underground irrigation system. Evergreen is a fantastic established community, minutes to beautiful Fish Creek Park, nearby schools, shopping, transit and more, and easy access to Stoney Trail. Don't miss out - schedule your private viewing. (id:6769)

Recreational, Games room 21.83 Ft x 19.50 Ft

Storage 10.58 Ft x 8.50 Ft

Foyer 12.67 Ft x 7.67 Ft

Living room 16.83 Ft x 10.17 Ft

Kitchen 13.00 Ft x 10.92 Ft

Other 12.92 Ft x 8.83 Ft

2pc Bathroom 7.83 Ft x 2.92 Ft

Primary Bedroom 13.50 Ft x 12.33 Ft

Bedroom 15.17 Ft x 9.08 Ft

Bedroom 10.17 Ft x 9.17 Ft

Den 9.42 Ft x 6.42 Ft

Laundry room 7.67 Ft x 5.50 Ft

4pc Bathroom 8.92 Ft x 5.00 Ft

4pc Bathroom 9.00 Ft x 4.92 Ft

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

Listing Presented By:



Originally Listed by:  
Greater Calgary Real Estate

<https://juliemattthewson.ca/>



**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
[cm.mackenzie@shaw.ca](mailto:cm.mackenzie@shaw.ca)

