



## 94 Evansfield Rise Calgary Alberta

\$799,999

HUGE PRICE REDUCTION !!!!! Step into this beautifully upgraded home where comfort meets sophistication. Featuring 9-foot ceilings on the main floor and a breathtaking open-to-below staircase, this home impresses from the moment you walk in. Designer feature walls and high-end light fixtures add a touch of luxury throughout. The spacious main living area includes a grand fireplace mantle in the family room and flows into a chef-inspired kitchen equipped with stainless steel appliances, a massive center island with seating, rich espresso cabinetry, quartz countertops, and a decorative dome above the burner for added elegance. Upstairs, enjoy an oversized bonus room, a primary bedroom retreat with a cozy fireplace, and a spa-like 5-piece ensuite featuring a soaker tub, separate shower, and walk-in closet. A study nook and a laundry room with sink add both convenience and function. The fully finished basement offers two additional bedrooms, a full bathroom with durable premium plastic paneling, and a spacious rec room -- ideal for entertaining or extended family. Step outside to your composite wood deck, perfect for relaxing or hosting guests. Additional upgrades include a new roof, dual high-efficiency furnaces, and central air conditioning, ensuring year-round comfort and peace of mind. Ideally located near parks, walking paths, shopping, and public transit -- this home checks every box. (id:6769)

Family room 15.42 Ft x 15.92 Ft  
4pc Bathroom 7.75 Ft x 4.92 Ft  
Bedroom 16.58 Ft x 11.58 Ft  
Bedroom 14.58 Ft x 11.58 Ft  
Other 5.08 Ft x 3.92 Ft  
2pc Bathroom 6.00 Ft x 5.08 Ft  
Other 8.58 Ft x 4.50 Ft  
Bonus Room 9.92 Ft x 15.50 Ft  
Living room 16.75 Ft x 12.75 Ft  
Other 12.00 Ft x 17.50 Ft

Dining room 12.00 Ft x 10.50 Ft  
Bonus Room 13.00 Ft x 18.33 Ft  
Primary Bedroom 14.00 Ft x 14.50 Ft  
5pc Bathroom 14.50 Ft x 10.08 Ft  
Other 10.42 Ft x 6.25 Ft  
Bedroom 11.58 Ft x 9.92 Ft  
Laundry room 5.33 Ft x 8.25 Ft  
Bedroom 11.58 Ft x 12.00 Ft  
4pc Bathroom 8.00 Ft x 7.92 Ft

Listing Presented By:



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