



# 100 Evansbrooke Landing Calgary Alberta

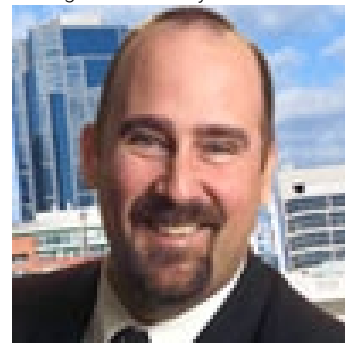
\$639,900

Welcome to this beautifully located two-storey home, tucked away on a quiet street in the desirable community of Evanston. Offering exceptional value and a highly functional layout, this home features a double attached garage and plenty of space for comfortable family living. Situated on a corner walkout lot that sides onto open space and walking paths. The main floor showcases a bright, modern open-concept design with a spacious great room featuring a cozy fireplace, brand new LVP flooring throughout and a well-appointed kitchen with ample cabinet and counter space, and a dedicated dining area. A convenient two-piece bathroom and main-floor laundry complete the level. Upstairs, the spacious primary bedroom offers a relaxing retreat with a four-piece ensuite featuring a soaker tub, separate shower, and walk-in closet. Two additional generously sized bedrooms and a full four-piece bathroom provide plenty of room for family or guests. The unfinished walk-out basement offers excellent potential, with roughed-in plumbing already in place and endless possibilities to create additional living space, a home office, recreation room, or whatever best suits your needs. Brand new furnace and 2 Brand new hot water tanks! Close to shopping, schools and other amenities! A fantastic opportunity in a great community--come see all this home has to offer today! (id:6769)

4pc Bathroom 7.75 Ft x 9.33 Ft  
4pc Bathroom 9.92 Ft x 11.33 Ft  
Bedroom 9.42 Ft x 13.58 Ft  
Bedroom 15.17 Ft x 9.92 Ft  
Primary Bedroom 13.00 Ft x 11.92 Ft

2pc Bathroom 6.92 Ft x 4.67 Ft  
Dining room 12.00 Ft x 12.17 Ft  
Kitchen 11.33 Ft x 9.75 Ft  
Laundry room 6.92 Ft x 5.42 Ft  
Living room 13.08 Ft x 18.50 Ft

Listing Presented By:



Originally Listed by:  
KIC Realty

**RE/MAX Realty Professionals**

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