



# 136 Evansborough Way Calgary Alberta

\$509,800

HOME SWEET HOME! Welcome to this UPDATED HOME offering incredible value in the heart of the sought-after NW community of Evanston! This excellent home features a BRAND NEW ROOF and SIDING offering 3 bedrooms, 2.5 bathrooms, a contemporary open concept floor plan and a double detached garage. Heading inside you will find a modern, well planned layout with gleaming vinyl plank flooring. The main floor offers a 2 piece vanity bathroom, formal elegant dining area, an extremely spacious living room that's flooded in natural sunlight and the upgraded chef's kitchen with ceiling-height cabinetry, quartz countertops, quartz center island with an eating bar, pantry, and stainless steel appliances. Heading upstairs you will find 2 great-sized bedrooms, a fantastic 4 piece bathroom and the huge master retreat with a full 4 piece ensuite bathroom and a walk-in closet for your convenience. The unfinished basement offers a ton of storage and extra space for a growing family and is waiting for your special touch for future development. Outside, boasts a double detached garage with a fenced backyard with a large deck that's perfect for entertaining. This prime location is close to all major amenities including schools, public transportation, parks, many different shopping options, numerous pathways and quick access to Stony Trail and other major roadways! This is a rare and timely opportunity for savvy investors and home buyers alike, book your private showing today! (id:6769)

4pc Bathroom 7.42 Ft x 4.92 Ft  
 4pc Bathroom 7.33 Ft x 4.92 Ft  
 Bedroom 9.25 Ft x 12.67 Ft  
 Bedroom 10.08 Ft x 12.75 Ft  
 Primary Bedroom 11.08 Ft x 14.42 Ft  
 Storage 25.92 Ft x 17.92 Ft

2pc Bathroom 6.75 Ft x 5.00 Ft  
 Other 10.25 Ft x 9.67 Ft  
 Dining room 13.17 Ft x 9.58 Ft  
 Foyer 4.08 Ft x 6.25 Ft  
 Kitchen 11.75 Ft x 10.75 Ft  
 Living room 15.00 Ft x 11.92 Ft

Listing Presented By:



Originally Listed by:  
 Century 21 Bamber Realty LTD.

<http://www.homesweethometeam.ca/>

**RE/MAX Realty Professionals**

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