



# 1742 Evergreen Drive Calgary Alberta

\$950,000

Meticulously updated in 2017, this stunning custom-built ShowHome by California Homes occupies a prime corner lot in the highly sought after Evergreen Estates, seamlessly combining timeless elegance with modern sophistication. Boasting over 3,300 sq. ft. of beautifully finished living space, the home offers 4+1 spacious bedrooms, 3 bathrooms, a triple attached garage, in-floor heating on the lower level, a wet bar, Wine room, an irrigation system, central air conditioning and MORE. The extraordinary backyard is designed with maintenance free living, featuring grey paving stones artfully arranged in circular patterns, while the front garage driveway share the same premium paving, uniting the home's exterior with understated sophistication. Step through the welcoming entry and experience immediate architectural elegance. Rich engineered hardwood flooring lead to the formal dining room, where a multi-tier tray ceiling with intricate detailing and decorative crown moulding that commands attention. Graceful archways frame the space, creating the perfect setting for both intimate dinners and grand entertaining. The chef's dream kitchen is a masterclass in design and functionality, with custom maple cabinetry accented by crown moulding throughout the home, premium granite countertops, a generous central island, and newer (2022) stainless steel appliances package. Expansive windows bathe the main floor in natural light, creating a bright, warm, and inviting atmosphere throughout. The main level is further enhanced by a spacious home office that can be easily converted into a guest bedroom. A thoughtfully designed mudroom with the additional cabinetry for storage, blending style with practicality. The primary suite on the main floor offers a serene retreat, featuring a spa like 5 pc ensuite with jetted tub, dual vanities, and an expansive walk-in closet. Ascend to the ...

Bedroom 12.00 Ft x 15.75 Ft  
 Bedroom 12.83 Ft x 17.50 Ft  
 Bedroom 12.83 Ft x 13.50 Ft  
 Family room 26.58 Ft x 32.25 Ft  
 Other 9.83 Ft x 10.83 Ft  
 Furnace 14.08 Ft x 13.50 Ft

Living room 12.58 Ft x 17.50 Ft  
 Kitchen 16.42 Ft x 14.00 Ft  
 Dining room 13.08 Ft x 11.83 Ft  
 Breakfast 14.25 Ft x 11.92 Ft  
 Primary Bedroom 13.92 Ft x 13.67 Ft  
 Laundry room 7.50 Ft x 8.00 Ft

Listing Presented By:



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Century 21 Bravo Realty

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

### RE/MAX Realty Professionals

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4pc Bathroom 9.25 Ft x 8.08 Ft

5pc Bathroom 12.08 Ft x 12.83 Ft

Office 12.50 Ft x 12.42 Ft

2pc Bathroom 7.50 Ft x 7.00 Ft