



# 185 Evansridge Place Calgary Alberta

\$989,900

Gorgeous Calbridge built home with 4 ABOVE GRADE BEDROOMS, A WALKOUT BASEMENT and an INSULATED AND DRYWALLED TRIPLE CAR GARAGE! The open concept floor plan is sophisticated and meticulously well maintained with lots of NATURAL LIGHT, 9' CEILINGS (on all 3 levels!), TRIPLE PANE WINDOWS, gleaming HARDWOOD FLOORS and a DUAL FURNACE for ultimate comfort. The private foyer leads to a privately tucked away powder room and an ENCLOSED FLEX ROOM perfect for a home office or kids play area then just close the beautiful French doors when done. Show off your culinary prowess in the stylish yet functional kitchen featuring GRANITE COUNTERTOPS, WHITE SHAKER CABINETS, STAINLESS STEEL APPLIANCES, an additional appliance counter, a WALK-IN PANTRY and a HUGE ISLAND to casually gather. Oversized patio sliders off of the dining room encourage a seamless indoor/outdoor lifestyle. CATHEDRAL BEAMED CEILINGS add an airiness to the inviting living room with a GAS FIREPLACE to unwind in front of on cool winter nights. Ascend the staircase with upgraded railings to the upper level where the hallway is illuminated by a SUNNY SKYLIGHT. Convene in the sunken BONUS ROOM for movies and games with rough-in for a future surround sound stereo and an oversized arched window for endless natural light. The primary bedroom is a grand retreat with SOARING VAULTED CEILINGS, A LARGE WALK-IN CLOSET and a LUXURIOUS ENSUITE boasting GRANITE COUNTERTOPS, DUAL SINKS, A DEEP SOAKER TUB AND A SEPARATE SHOWER. All 3 additional bedrooms are spacious and bright sharing the stylish 4-piece bathroom. Laundry with added storage is also on this level, no need to haul loads up and down the stairs! The WALKOUT BASEMENT awaits your dream development and is already equipped with rough-ins for a future 3-piece bathroom. Numerous ways to enjoy the great outdoors on this beautifully landscaped property with a large white ash ...

Foyer 12.67 Ft x 6.67 Ft

Kitchen 14.67 Ft x 12.00 Ft

Dining room 14.92 Ft x 11.42 Ft

Pantry 5.67 Ft x 4.67 Ft

Laundry room 9.92 Ft x 5.92 Ft

Primary Bedroom 14.42 Ft x 13.58 Ft

Other 9.92 Ft x 6.50 Ft

Bedroom 11.42 Ft x 10.58 Ft

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Listing Presented By:



Originally Listed by:  
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**Living room** 15.92 Ft x 13.92 Ft

**Den** 10.58 Ft x 7.92 Ft

**Other** 7.58 Ft x 5.42 Ft

**2pc Bathroom** Measurements not available

**Bonus Room** 15.42 Ft x 15.42 Ft

**Bedroom** 12.67 Ft x 11.33 Ft

**Bedroom** 11.42 Ft x 9.92 Ft

**5pc Bathroom** Measurements not available

**4pc Bathroom** Measurements not available