

71 Evansford Circle Calgary Alberta

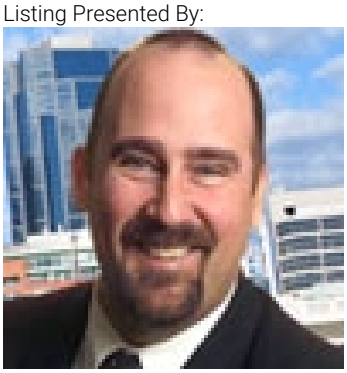
$549,000

CORNER LOT, NO CITY SIDEWALK, SOUTHWEST FACING BACKYARD, DOUBLE DETACHED GARAGE, EASY ACCESS TO STONEY TRAIL. Welcome to 71 Evansford Circle NW, a well-maintained home ideally situated on a corner lot in the desirable community of Evanston. With easy access to Stoney Trail, and is close to everyday amenities, schools, parks, and shopping.The main floor features luxury vinyl plank flooring and offers a functional layout with a comfortable living room highlighted by a gas fireplace, a dining area, and a Well-designed kitchen with a separate island, breakfast nook, and stainless steel appliances. From the breakfast nook, door lead directly to the southwest-facing backyard. A convenient half bathroom and main-floor laundry complete this level.Upstairs, the primary bedroom features a 3-piece ensuite, while two additional bedrooms and a 4-piece bathroom.The unfinished basement offers excellent potential for future development, allowing you to create additional living space according to your needs. Outside, enjoy a fully fenced backyard, plenty of room for a deck or patio, and a double detached garage. The corner lot provides additional outdoor space, and the property has no city sidewalk.A great opportunity to own a comfortable family home in Evanston. (id:6769)

Other 17.83 Ft x 33.33 Ft
2pc Bathroom 8.17 Ft x 5.17 Ft
Dining room 8.92 Ft x 11.08 Ft
Kitchen 9.92 Ft x 11.25 Ft
Pantry 3.75 Ft x 3.75 Ft
Living room 12.50 Ft x 20.67 Ft
Other 3.75 Ft x 6.75 Ft

Other 19.92 Ft x 5.08 Ft
Primary Bedroom 12.42 Ft x 7.67 Ft
Other 4.50 Ft x 3.58 Ft
3pc Bathroom 6.17 Ft x 7.67 Ft
4pc Bathroom 8.17 Ft x 4.92 Ft
Bedroom 9.67 Ft x 9.17 Ft
Bedroom 8.92 Ft x 11.50 Ft

Listing Presented By:



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RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca