

# \$424,000 - 38 Eversyde Point Sw, Calgary

MLS® #A2213244

**\$424,000**

3 Bedroom, 3.00 Bathroom, 1,301 sqft

Residential on 0.03 Acres

Evergreen, Calgary, Alberta

Beautiful End Unit Townhome in Evergreen! This bright and inviting townhome is everything you™ve been looking for. Ideally located in a desirable end unit with an East-facing backyard, this home welcomes you with upgraded flooring and a main level filled with natural light. The layout is both smart and functional, featuring a charming white kitchen that opens to a spacious dining area—perfect for everyday living or entertaining. A convenient half bath completes the main floor. Upstairs, you'll find a generous primary bedroom with a private ensuite and walk-in closet, along with two additional well-sized bedrooms and a full 4-piece bath. The lower level offers a dedicated laundry space and remains undeveloped, ready for your personal touch.

This home is loaded with fantastic upgrades, including vinyl windows, newer appliances, modern light fixtures, a BBQ gas line, privacy fencing, an exposed aggregate patio, and convenient front parking. Enjoy the best of Evergreen living with quick access to the new SW Ring Road, nearby schools, parks, and all the amenities you could need. Book your private showing today—this one won™t last!

Built in 2004

## Essential Information

MLS® #

A2213244



|                |               |
|----------------|---------------|
| Price          | \$424,000     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,301         |
| Acres          | 0.03          |
| Year Built     | 2004          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 38 Eversyde Point Sw |
| Subdivision | Evergreen            |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2Y 4X8              |

### Amenities

|                |                               |
|----------------|-------------------------------|
| Amenities      | Snow Removal, Visitor Parking |
| Parking Spaces | 2                             |
| Parking        | Stall                         |

### Interior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Interior Features | No Smoking Home                                                                       |
| Appliances        | Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Central                                                                               |
| Cooling           | None                                                                                  |
| Has Basement      | Yes                                                                                   |
| Basement          | Full, Unfinished                                                                      |

### Exterior

|                   |                               |
|-------------------|-------------------------------|
| Exterior Features | Private Entrance              |
| Lot Description   | Corner Lot, Landscaped, Paved |
| Roof              | Asphalt Shingle               |

|              |                          |
|--------------|--------------------------|
| Construction | Vinyl Siding, Wood Frame |
| Foundation   | Poured Concrete          |

**Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 1st, 2025 |
| Days on Market | 2             |
| Zoning         | M-G           |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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