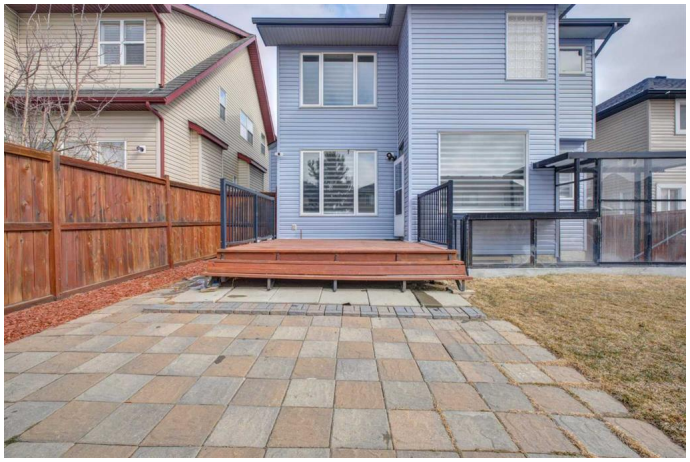
$985,000 - 444 Evanston View Nw, Calgary

MLS® #A2213317

$985,000
6 Bedroom, 4.00 Bathroom, 2,515 sqft
Residential on 0.11 Acres



Evanston, Calgary, Alberta

OPEN HOUSE -SATURDAY AND SUNDAY 26TH AND 27TH APRIL from 1PM-4PM.
Welcome to this meticulously maintained 6-bedroom, 3.5-bathroom residence, offering 3,472 sq ft of thoughtfully designed living space. Perfectly blending functionality and luxury, this home has been crafted with modern family living and entertaining in mind. With numerous recent upgrades and premium features throughout, this is more than just a houseâ€”itâ€™s a lifestyle. 6 Spacious Bedrooms. Four generously sized bedrooms upstairs and two legal bedrooms in the fully developed basement ensure comfort and flexibility for family and guests. Main Floor Office -
A dedicated office space that can easily be converted into a 7th bedroom to suit your needs.
Oversized Garage- Perfect for a workshop, extra storage, or multiple vehicles. Tesla EV Charger & Solar Panels - Enjoy energy efficiency and eco-conscious living with your own EV charger and solar power system. Brand New Roof & Siding (Installed March 2025) Boosts curb appeal and structural integrityâ€”ready for years of worry-free living. Fully Developed Basement (Completed 2024) Includes two legal bedrooms, a full 3-piece bathroom, and rough-ins for a second kitchenâ€”ideal for a legal suite setup. Gourmet Kitchen - Granite countertops, tiered island, stainless steel appliances, and timeless cabinetryâ€”perfect for cooking and hosting.

Formal Dining Room -
Elegant tray ceiling and ample space for entertaining during holidays or special occasions.
Open Concept Main Floor- A seamless blend of living, dining, and kitchen areas thatâ€™s perfect for entertaining and everyday life. Cozy Living Room -Relax by the gas fireplace with a stylish mantleâ€”ideal for family movie nights or quiet evenings. Upstairs Bonus Room - Vaulted ceilings make this flexible space perfect for a media room, play area, or lounge. Luxurious Master Suite - Retreat to your spacious sanctuary featuring a 5-piece ensuite with dual vanities, a relaxing soaker tub, and a spacious walk-in closet equipped with a safety lockâ€”perfect for securely storing your valuables or important documents. Convenient Upstairs Laundry - Strategically placed for ease and efficiency. Elegant Finishes - 9â€™ ceilings and hardwood floors on the main level with fresh, light-toned paint throughout. West-Facing Backyard - Soak in the sun on your spacious deck with BBQ gas line, metal railings, patio space, and garden areaâ€”perfect for summer barbecues. Located in the highly desirable community of Evanston, known for its family-friendly atmosphere and abundance of amenities. Quick access to Symons Valley Parkway, making commutes easy and convenient. Close to schools, parks, and playgrounds, ideal for growing families.
This home is turn-key, beautifully updated, and ready to welcome its next owners. Schedule your private viewing today and experience everything this incredible property has to offer!

Built in 2007

Essential Information

MLS® #	A2213317
Price	$985,000
Bedrooms	6
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,515
Acres	0.11
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	444 Evanston View Nw
Subdivision	Evanston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1G1

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway
# of Garages	1

Interior

Interior Features	Bidet, Double Vanity, Granite Counters, Kitchen Island, Open Floorplan, Separate Entrance, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Built-In Gas Range, Dishwasher, Garage Control(s), Garburator, Oven, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Up To Grade

Exterior

Exterior Features	BBQ gas line, Garden
Lot Description	Back Yard, Landscaped
Roof	Asphalt Shingle
Construction	ICFs (Insulated Concrete Forms), Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 19th, 2025
Days on Market	14
Zoning	R-G

Listing Details

Listing Office	TREC The Real Estate Company

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.