

# \$490,000 - 1111 Evansridge Park Nw, Calgary

MLS® #A2235874

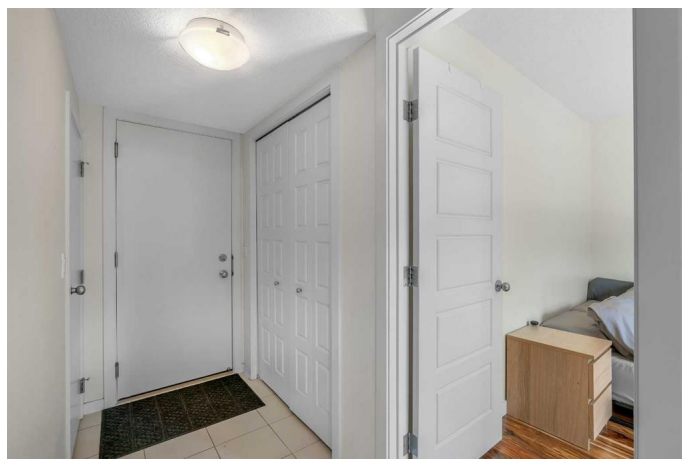
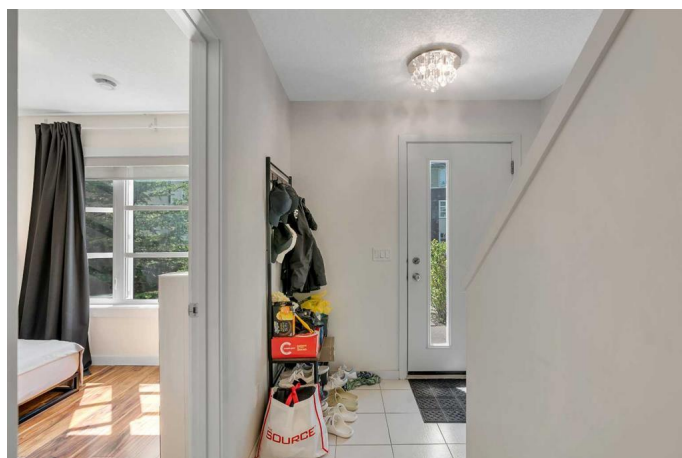
**\$490,000**

3 Bedroom, 3.00 Bathroom, 1,584 sqft

Residential on 0.03 Acres

Evanston, Calgary, Alberta

Welcome to 1111 Evansridge Park NW. A bright and spacious end-unit townhome ideally located in the heart of Evanston. This 3-bedroom, 2.5-bathroom townhome offers over 1,500 sq. ft. of thoughtfully designed living space across three levels, bursting with natural light, this home combines style, versatility, and convenience. The entry level features a welcoming foyer, flex room perfect for a fourth bedroom, home office, or gym, along with a double attached garage and extra storage. Upstairs showcases an open-concept layout with large windows on three sides, filling the space with natural light. The kitchen is the heart of the home, complete with granite countertops, a large island, stainless steel appliances, and ample cabinetry. Enjoy outdoor dining or evening relaxation on the west-facing balcony with a built-in gas line. A tucked-away powder room completes this level. On the upper floor, you'll find a bright primary suite, a walk-in closet, and a private 4-piece ensuite. Two additional bedrooms, a full 4-piece bathroom, and convenient upstairs laundry make everyday living easy. Outside, relax on your east-facing patio, overlooking a beautifully maintained courtyard. Located just steps from the scenic ridge and pathways, this home is also minutes from Evanston's many amenities, including shopping, restaurants, playgrounds, and easy access to Stoney Trail. Whether you're looking for a family-friendly community or a quiet retreat with room to grow, this is a fantastic



opportunity that checks all the boxes.

Built in 2014

### **Essential Information**

MLS® #	A2235874
Price	\$490,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,584
Acres	0.03
Year Built	2014
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### **Community Information**

Address	1111 Evansridge Park Nw
Subdivision	Evanston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 0N7

### **Amenities**

Amenities	Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Closet Organizers, Granite Counters, Kitchen Island, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas

Cooling	None
Basement	None

**Exterior**

Exterior Features	Courtyard
Lot Description	Rectangular Lot
Roof	Asphalt Shingle
Construction	Composite Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	July 3rd, 2025
Days on Market	57
Zoning	M-1 d75

**Listing Details**

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.