

# \$625,000 - 507 Evansborough Way Nw, Calgary

MLS® #A2210621

## \$625,000

3 Bedroom, 3.00 Bathroom, 1,355 sqft  
Residential on 0.08 Acres

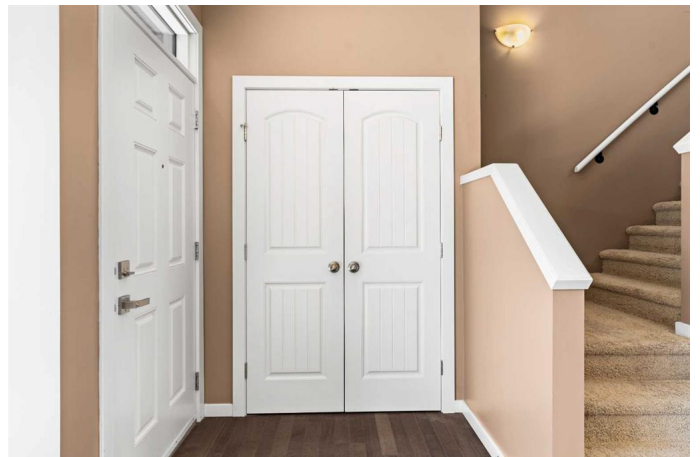
Evanston, Calgary, Alberta

**\*\*Open house Sunday June 15th from 1pm-4pm\*\*** Welcome to this beautifully maintained and thoughtfully updated 3-bedroom family home, nestled in the sought-after community of Evanston on a corner lot! Youâ€™ll love the locationâ€”just steps away from scenic ridge walking paths, peaceful ponds, and great schools, making it perfect for families.

Step inside and be greeted by an airy open-concept floor plan, drenched in natural light and designed with everyday comfort and entertaining in mind. The stylish kitchen features stainless steel appliances, granite countertops, and a spacious centre islandâ€”ideal for hosting gatherings or enjoying casual family meals.

The main floor also offers a bright and roomy dining area, along with a convenient half bath. Upstairs, the large primary suite is a true retreat, complete with a relaxing 4-piece ensuiteâ€”your perfect spot to unwind at the end of the day. Two more generous bedrooms and another full 4-piece bathroom complete the upper level.

The basement is a blank canvas, ready for your personal touch and vision to create even more living space. Step outside to your private, fully fenced backyardâ€”perfect for summer BBQs on the deck or letting the kids and pets play safely. The double detached garage adds



extra convenience and storage, making this home as functional as it is beautiful.

Youâ€™ll love the convenience of being close to everythingâ€”schools, parks, public transit, shopping, amenities, and quick access to major roadways.

Donâ€™t miss out on this fantastic homeâ€”schedule your showing today and discover the perfect blend of comfort, space, and style!

Built in 2013

**Essential Information**

MLS® #	A2210621
Price	\$625,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,355
Acres	0.08
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	507 Evansborough Way Nw
Subdivision	Evanston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 0M8

**Amenities**

Parking Spaces	2
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Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), Kitchen Island, Open Floorplan, Pantry, See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Corner Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 25th, 2025
Days on Market	50
Zoning	R-G

### Listing Details

Listing Office	eXp Realty
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