

# \$699,000 - 250 Eversyde Close Sw, Calgary

MLS® #A2246568

**\$699,000**

4 Bedroom, 4.00 Bathroom, 1,823 sqft

Residential on 0.11 Acres

Evergreen, Calgary, Alberta

Don't miss this incredible opportunity! This immaculate, upgraded family home features 4 bedrooms, 3.5 bathrooms, and a fully finished walk up to grade with two steps basement, all on a sun-filled corner lot with no rear neighbours for added privacy. Enjoy a sunroom, balcony, and a kid-friendly backyard backing onto an alley – perfect for outdoor fun.

Inside, the home is loaded with thoughtful upgrades: triple-pane windows, smart wiring, high-efficiency furnace & water heater, central A/C, central vacuum, and a new roof (2022).

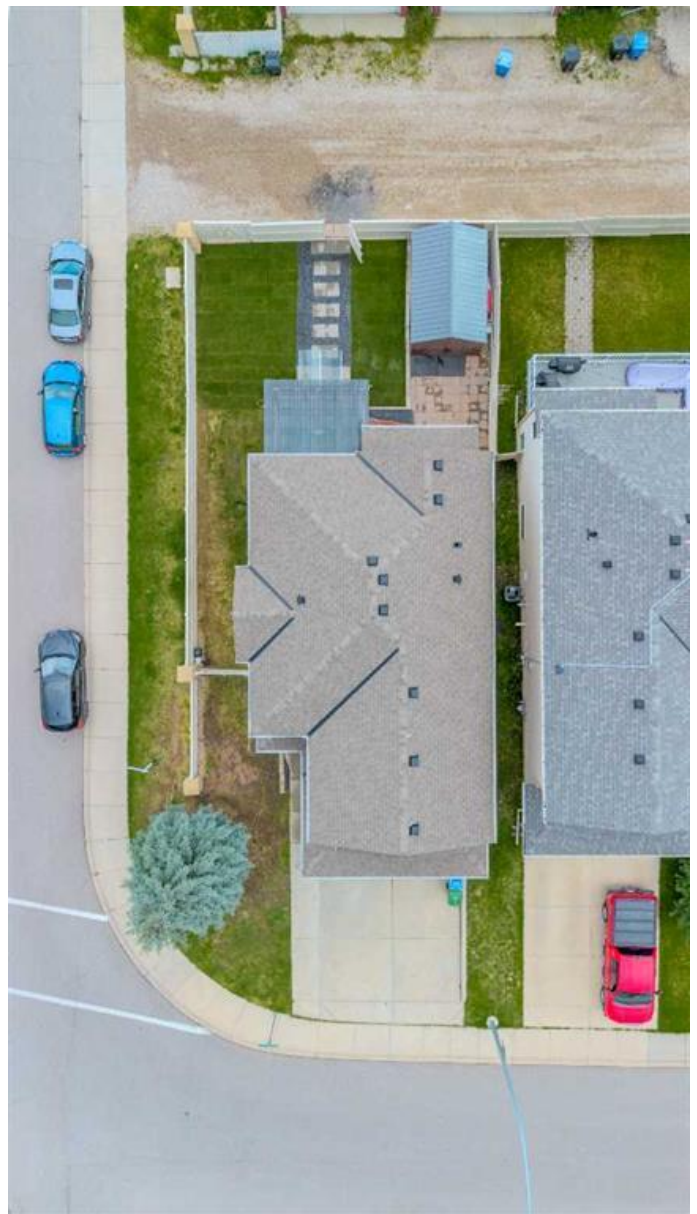
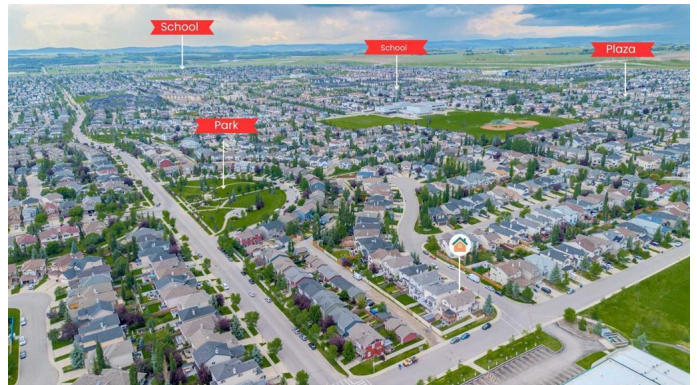
The walk up to grade with two steps basement was previously approved and designed for a licensed day home, offering an exciting business opportunity with 3 schools nearby – ideal for a thriving setup.

This home offers comfort, function, and room to grow. A true gem for families or investors alike – act fast!

Built in 2005

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2246568  |
| Price     | \$699,000 |
| Bedrooms  | 4         |
| Bathrooms | 4.00      |



|                |             |
|----------------|-------------|
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,823       |
| Acres          | 0.11        |
| Year Built     | 2005        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 250 Eversyde Close Sw |
| Subdivision | Evergreen             |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2Y 5A2               |

### Amenities

|                |                                                                                                                      |
|----------------|----------------------------------------------------------------------------------------------------------------------|
| Amenities      | Other                                                                                                                |
| Parking Spaces | 5                                                                                                                    |
| Parking        | Additional Parking, Concrete Driveway, Double Garage Attached, Garage Door Opener, Insulated, Parking Pad, On Street |
| # of Garages   | 2                                                                                                                    |

### Interior

|                   |                                                                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, Pantry, Separate Entrance                                                                                                            |
| Appliances        | Central Air Conditioner, Dishwasher, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, Humidifier |
| Heating           | Central, Fireplace(s), Forced Air, Natural Gas, Electric, Humidity Control                                                                           |
| Cooling           | Central Air                                                                                                                                          |
| Fireplace         | Yes                                                                                                                                                  |
| # of Fireplaces   | 1                                                                                                                                                    |
| Fireplaces        | Electric, Living Room                                                                                                                                |
| Has Basement      | Yes                                                                                                                                                  |
| Basement          | Exterior Entry, Finished, Full, Suite, Walk-Out                                                                                                      |

### Exterior

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | Balcony, Playground, Storage |
| Lot Description   | Corner Lot                   |
| Roof              | Asphalt Shingle              |
| Construction      | Concrete, Vinyl Siding, Wood |
| Foundation        | Poured Concrete              |



**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 8th, 2025 |
| Days on Market | 16               |
| Zoning         | R-G              |
| HOA Fees       | 125              |
| HOA Fees Freq. | ANN              |

**Listing Details**

|                |                            |
|----------------|----------------------------|
| Listing Office | Coldwell Banker YAD Realty |
|----------------|----------------------------|

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