\$699,900 - 102 Evanspark Road Nw, Calgary

MLS® #A2224586

\$699,900

3 Bedroom, 3.00 Bathroom, 1,700 sqft Residential on 0.08 Acres

Evanston, Calgary, Alberta

Once Upon a Time in Evanston...In a land not so far away, nestled in the enchanted and sought-after realm of Evanston, stood a charming 2-story fairytale home, waiting for the next chapter of a perfect family's story to unfold. This magical dwelling, crafted with warmth and love, boasts 3 cozy bedrooms and 2 ½ sparkling bathsâ€"the perfect setting for comfort, laughter, and happily ever afters. Enter through the welcoming front door and you'II be greeted by a sunken living room, where South-facing windows let golden beams of sunlight dance across the gleaming Maple Birch Hardwood floors, keeping the home forever bright and warm. It's the perfect space to curl up with a good book or catch up on your favorite weekly fairytales with loved ones. A few steps up is your grand kitchen, fit for a royal feast. It features rich beech cabinetry, quartz countertops, and a magnificent granite-topped island that doubles as a gathering place for knights and nobles (or hungry little ones). With ample storage drawers, cabinets, and family seating, this is where both meals and memories are lovingly crafted. Off the kitchen is the dining area, perfect for daily and holiday feasts fit for Kings, Queens, and Nobles alike. Framed by large North-facing floor-to-ceiling windows and sliding patio doors, you'II dine under the stars and moonlight. Step outside to the large raised deck, where your gas smoker and BBQ await the next summer feast. Back through the mudroom and up the stairs awaits your royal







sanctuaryâ€"a primary suite where dreams begin and end. With a large walk-in closet and a spa-like ensuite, complete with a walk-in shower, corner soaker tub, and even a TV wall mount, your evenings can be spent soaking in luxury as the stars twinkle overhead or the latest Hollywood tale plays before you. Just outside the suite is a laundry room, with a stainless-steel washer and dryer and storage cupboards to keep things neat as a pin. Down the hall lie two more generous bedrooms, perfect for little princes and princesses, guests, or even your personal storybook den. Below the castle lies a basement brimming with potentialâ€"a blank parchment awaiting your personal tale. Whether you envision a playroom, cinema, or private wizard's study, the choice is yours. The backyard kingdom is beautifully low maintenance, ideal for both two-legged and four-legged companions, with room for cozy firepit gatherings under the stars. And behind the home? A mighty double garage, insulated, heated, and enchanted with 60A 120/240v wiring. It currently serves as a skilled woodworker's haven, with built-in shelving and cabinets galore, but could easily transform into whatever realm you imagine. This is not just a houseâ€"it's the beginning of your "Once Upon a Time.― A place where every hallway whispers stories, and every room invites you to write new ones. "Home is where your story begins.― Let yours begin here, on the magical corner of Evanspark Road NW.

Built in 2012

Essential Information

MLS® # A2224586 Price \$699,900

Bedrooms 3

Bathrooms 3.00 Full Baths 2 Half Baths 1

Square Footage 1,700 Acres 0.08 Year Built 2012

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 102 Evanspark Road Nw

Subdivision Evanston
City Calgary
County Calgary
Province Alberta
Postal Code T3P 0G6

Amenities

Parking Spaces 5

Parking Double Garage Detached

of Garages 2

Interior

Interior Features Ceiling Fan(s), Chandelier, Closet Organizers, Granite Counters, High

Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Recessed Lighting, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s),

Quartz Counters

Appliances Central Air Conditioner, Dishwasher, Dryer, Garage Control(s),

Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Gas

Stove

Heating Forced Air, Natural Gas

Cooling Central Air

Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Features BBQ gas line, Private Yard, Fire Pit, Rain Barrel/Cistern(s), Rain Gutters

Lot Description Few Trees, Landscaped, Lawn, Rectangular Lot, City Lot, Corner Lot,

Front Yard, Low Maintenance Landscape, Street Lighting

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed May 27th, 2025

Days on Market 20

Zoning R-G

Listing Details

Listing Office CIR Realty

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