

# \$799,999 - 94 Evansfield Rise Nw, Calgary

MLS® #A2242817

**\$799,999**

5 Bedroom, 4.00 Bathroom, 2,463 sqft  
Residential on 0.10 Acres

Evanston, Calgary, Alberta

**HUGE PRICE REDUCTION !!!!!** Step into this beautifully upgraded home where comfort meets sophistication. Featuring 9-foot ceilings on the main floor and a breathtaking open-to-below staircase, this home impresses from the moment you walk in. Designer feature walls and high-end light fixtures add a touch of luxury throughout.

The spacious main living area includes a grand fireplace mantle in the family room and flows into a chef-inspired kitchen equipped with stainless steel appliances, a massive center island with seating, rich espresso cabinetry, quartz countertops, and a decorative dome above the burner for added elegance.

Upstairs, enjoy an oversized bonus room, a primary bedroom retreat with a cozy fireplace, and a spa-like 5-piece ensuite featuring a soaker tub, separate shower, and walk-in closet. A study nook and a laundry room with sink add both convenience and function.

The fully finished basement offers two additional bedrooms, a full bathroom with durable premium plastic paneling, and a spacious rec room — ideal for entertaining or extended family.

Step outside to your composite wood deck, perfect for relaxing or hosting guests. Additional upgrades include a new roof, dual



high-efficiency furnaces, and central air conditioning, ensuring year-round comfort and peace of mind.

Ideally located near parks, walking paths, shopping, and public transit – this home checks every box.

Built in 2014

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2242817    |
| Price          | \$799,999   |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,463       |
| Acres          | 0.10        |
| Year Built     | 2014        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 94 Evansfield Rise Nw |
| Subdivision | Evanston              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T3P0M1                |

**Amenities**

|                |                                           |
|----------------|-------------------------------------------|
| Parking Spaces | 4                                         |
| Parking        | Concrete Driveway, Double Garage Attached |
| # of Garages   | 2                                         |

**Interior**

|                   |                                                                                                                                    |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Chandelier, Double Vanity, Granite Counters, Kitchen Island, Open Floorplan, Pantry, Vinyl Windows                                 |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Garburator, Gas Range, Microwave, Range Hood, Washer, Water Softener, Window Coverings |
| Heating           | Forced Air                                                                                                                         |
| Cooling           | Central Air                                                                                                                        |
| Fireplace         | Yes                                                                                                                                |
| # of Fireplaces   | 2                                                                                                                                  |
| Fireplaces        | Family Room, Gas, Master Bedroom                                                                                                   |
| Has Basement      | Yes                                                                                                                                |
| Basement          | Finished, Full                                                                                                                     |

## Exterior

|                   |                                           |
|-------------------|-------------------------------------------|
| Exterior Features | Private Yard                              |
| Lot Description   | Private, Rectangular Lot, Street Lighting |
| Roof              | Asphalt Shingle                           |
| Construction      | Stone, Vinyl Siding                       |
| Foundation        | Poured Concrete                           |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 23rd, 2025 |
| Days on Market | 56              |
| Zoning         | R-G             |

## Listing Details

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

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