

\$569,900 - 61 Everglen Way Sw, Calgary

MLS® #A2211634

\$569,900

3 Bedroom, 3.00 Bathroom, 1,534 sqft

Residential on 0.07 Acres

Evergreen, Calgary, Alberta

Welcome to your new home in the heart of Evergreen. This beautifully maintained 4-level split is nestled in one of the community's most desirable pockets. Thoughtfully designed with a flexible layout, it features two generously sized bedrooms upstairs, including a primary suite with a private 4-piece ensuite and a third bedroom on the lower level, perfect for guests, a home office, or a growing family. The cozy lower-level family room is ideal for movie nights, complete with a warm gas fireplace and a fresh, modern vibe thanks to new paint throughout. A high-efficiency furnace and central A/C provide year-round comfort, while the spacious kitchen offers a corner pantry and abundant storage for everyday ease. Step outside to a full-length rear deck overlooking the sunny, south-facing backyard, perfect for summer BBQs, outdoor entertaining, or simply soaking up the sun. There's also plenty of space to add a double detached garage without sacrificing your green space. Located within walking distance to schools, parks, and public transit, and with quick access to Stoney Trail, this home combines comfort, convenience, and community. Don't miss your chance to call Evergreen home. Call today to book your private showing.

Built in 2006

Essential Information



| | |
|----------------|---------------|
| MLS® # | A2211634 |
| Price | \$569,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,534 |
| Acres | 0.07 |
| Year Built | 2006 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 4 Level Split |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 61 Everglen Way Sw |
| Subdivision | Evergreen |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2Y 5G3 |

Amenities

| | |
|----------------|-------------|
| Parking Spaces | 2 |
| Parking | Parking Pad |

Interior

| | |
|-------------------|------------------------------------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Laminate Counters, No Smoking Home, Open Floorplan, Storage |
| Appliances | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating | Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Mantle, Tile |
| Has Basement | Yes |
| Basement | Full, Walk-Out |

Exterior

| | |
|-------------------|-----------------------------------------------------------------------------------------------------|
| Exterior Features | Private Yard |
| Lot Description | Back Lane, Back Yard, Front Yard, Lawn, Low Maintenance Landscape, Rectangular Lot, Street Lighting |
| Roof | Asphalt Shingle |
| Construction | Wood Frame |
| Foundation | Poured Concrete |

Additional Information

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|----------------|------------------|
| Date Listed | April 23rd, 2025 |
| Days on Market | 63 |
| Zoning | R-G |

Listing Details

| | |
|----------------|-----------|
| Listing Office | 2% Realty |
|----------------|-----------|

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