

# \$1,059,000 - 48 Evansfield Manor Nw, Calgary

MLS® #A2201972

**\$1,059,000**

6 Bedroom, 4.00 Bathroom, 2,826 sqft

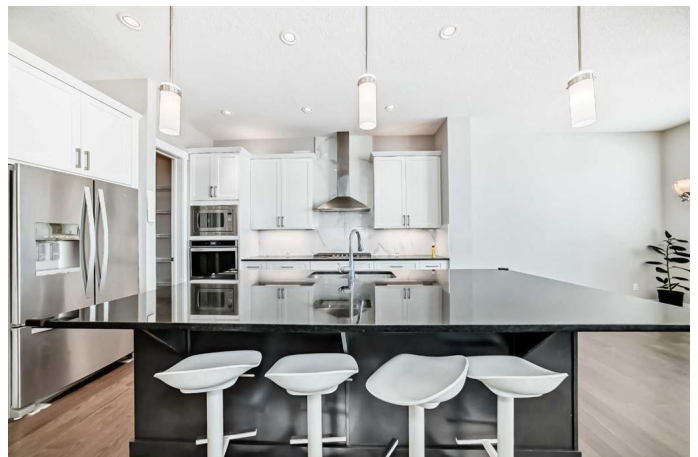
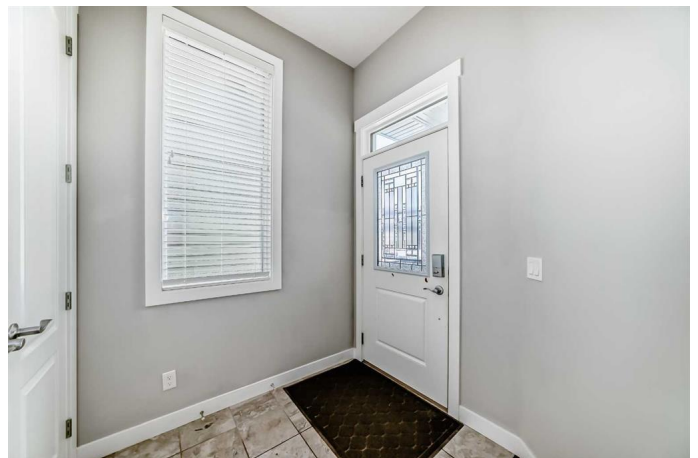
Residential on 0.09 Acres

Evanston, Calgary, Alberta

Back on playground green space with no houses behind, walk out, and loaded with upgrades, welcome to this 2825 sqft single family home in popular Evanston. It features 10 feet ceiling height on the main floor, 9 feet on the upper floor and 9 feet in the basement, hardwood flooring throughout the main floor, quartz counter top in the kitchen and bathrooms, gas cook top, built-in wall oven and microwave, metal spindles on the stairs, knock down ceiling, vaulted ceiling in the master bedroom and bonus room, 2 laundry rooms, and oversized garage. Upper floor with 4 large bedrooms. Master bedroom with open view, large ensuite with double vanity sinks, separated bath tub and tiled shower, and large walk-in closet, large bonus room with windows, main bath also with double vanity sinks and a window. Main floor foyer with a big window, large office room, large living room lots of big windows, gas fireplace with tile facing and wood columns, spacious kitchen and dining area, large full-size deck with vinyl decking, and convenient walk-through panty. Basement have been fully finished with 2 extra bedrooms, large family room, full bath, and recreation area. It has been fully fenced and nicely landscaped. It closes to playground, schools, shopping, and easy access to major roads. \*\* 48 Evansfield Manor NW \*\*

Built in 2018

## Essential Information



MLS® #	A2201972
Price	\$1,059,000
Bedrooms	6
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,826
Acres	0.09
Year Built	2018
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	48 Evansfield Manor Nw
Subdivision	Evanston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1J9

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached, Garage Door Opener, Oversized
# of Garages	2

### **Interior**

Interior Features	Double Vanity, Kitchen Island, Pantry, Quartz Counters, Separate Entrance, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Tile
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Walk-Out

**Exterior**

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard, Landscaped, No Neighbours Behind, Rectangular Lot, Views
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	March 14th, 2025
Days on Market	33
Zoning	R-G

**Listing Details**

Listing Office	Century 21 Bravo Realty
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