

\$725,000 - 230 Evanscreek Court Nw, Calgary

MLS® #A2258252

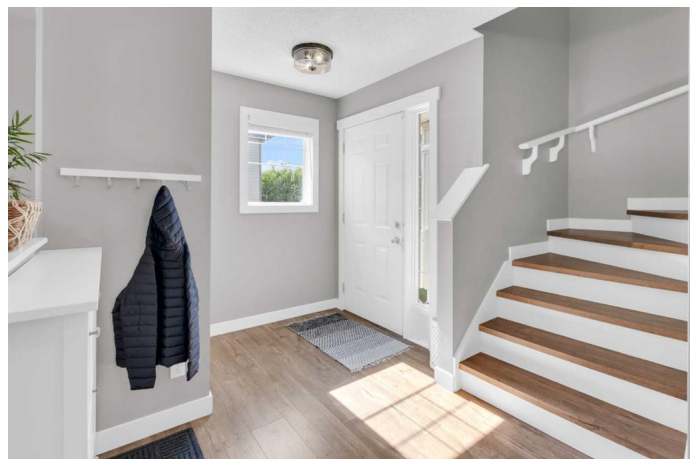
\$725,000

4 Bedroom, 4.00 Bathroom, 1,816 sqft

Residential on 0.09 Acres

Evanston, Calgary, Alberta

OPEN HOUSE SUN SEPT 28 from 2-4 PM - Your Family's New Chapter Starts Here - Welcome to the Evanston home that CHECKS EVERY BOX for today's busy family. With FOUR bedrooms, including a private downstairs bedroom with its own ensuite, this layout finally gives everyone the space they need—whether it's in-laws visiting, guests staying over, or a teen who values independence. BACKING DIRECTLY onto a GREEN SPACE with a PATH to Kenneth D. Taylor ELEMENTARY SCHOOL, this home makes school mornings feel less like chaos and more like a calm walk to class. Upgrades set this property apart from the rest. Fresh HARDIE BOARD siding and NEW ROOF (May 2025) mean major peace of mind, while CENTRAL A/C keeps the house comfortable through Calgary's unpredictable weather. New luxury vinyl plank (LVP) flooring on both the main and upper levels ties the home together with a look that's durable, stylish, and designed for family life. A double garage means there's finally space for vehicles, bikes, and even the never-ending pile of sports gear. Inside, the thoughtful layout is designed around how families actually live. The bonus room upstairs adapts easily—movie nights, home office, or makeshift gym—while the FULLY FINISHED BASEMENT creates even more breathing room for kids, teens, or simply a quiet escape. The UPDATED KITCHEN makes everyday meals and weeknight chaos



easier to manage, while the backyard takes summer to the next level with a composite multi-level deck and pergola—perfect for BBQs, evening glasses of wine, kids running wild, and dogs living their best life. Surrounded by walking paths, great restaurants, everyday amenities, and truly welcoming neighbours, this isn't just another house in Evanston—it's a smart upgrade for your family's lifestyle.

Built in 2005

Essential Information

MLS® #	A2258252
Price	\$725,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,816
Acres	0.09
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	230 Evanscreek Court Nw
Subdivision	Evanston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1H4

Amenities

Parking Spaces	4
Parking	Double Garage Attached

of Garages 2

Interior

Interior Features See Remarks

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings

Heating Forced Air

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Other

Lot Description Backs on to Park/Green Space, Cul-De-Sac, Greenbelt

Roof Asphalt Shingle

Construction Composite Siding

Foundation Poured Concrete

Additional Information

Date Listed September 18th, 2025

Days on Market 13

Zoning R-G

Listing Details

Listing Office Real Estate Professionals Inc.

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