

# \$849,900 - 100 Everoak Close Sw, Calgary

MLS® #A2210973

**\$849,900**

4 Bedroom, 4.00 Bathroom, 2,325 sqft

Residential on 0.10 Acres

Evergreen, Calgary, Alberta

Welcome to this stunning 2325 sqft walkout family home! Nestled in the community of Evergreen, on a quiet cul-de-sac that backs onto greenspace! Step inside to discover gleaming hardwood floors and impressive 9-foot ceilings throughout the main level. The spacious living room features a cozy gas fireplace, perfect for gathering on chilly evenings. The heart of this home is the open concept kitchen with its generous island, creating an ideal space for both cooking and entertaining. Adjacent dining area, walk-through pantry, and abundant windows enhance the bright, airy feel of this level. A dedicated office and custom storage lockers in the mud/laundry room add practical functionality. Upstairs, three generously sized bedrooms await, including the impressive primary bedroom with its spa-inspired 5pc ensuite featuring a soaker tub, walk-in steam/rain head shower, heated tile floors, and walk-in closet. The upper level also boasts a huge bonus room with striking vaulted ceilings - perfect for family movie nights or a secondary lounging area. The beautiful walkout basement completes this home with a fourth bedroom, full bathroom, oversized recreation/games room, and dedicated storage space. Outside, enjoy the fully fenced backyard with eastern exposure that backs onto green space and walking paths lined with mature trees. Note: Roof shingles (2022), hot water tank (2019), fridge & dishwasher (2023) & central air conditioning.



Conveniently located near Fish Creek Provincial Park, schools, public transit, and shopping amenities. Home shows extremely well with pride of ownership!

Built in 2006

### **Essential Information**

MLS® #	A2210973
Price	\$849,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,325
Acres	0.10
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	100 Everoak Close Sw
Subdivision	Evergreen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0C3

### **Amenities**

Amenities	Park, Playground
Parking Spaces	4
Parking	Double Garage Detached, Driveway
# of Garages	2

### **Interior**

Interior Features	Built-in Features, Closet Organizers
Appliances	Dishwasher, Dryer, Range Hood, Refrigerator, Stove(s), Washer,

	Window Coverings
Heating	Natural Gas, Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Stone
Has Basement	Yes
Basement	Full, Walk-Out

## Exterior

Exterior Features	Lighting, Storage
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Greenbelt, Landscaped, Lawn, Street Lighting, Treed
Roof	Asphalt Shingle
Construction	Concrete, Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 11th, 2025
Days on Market	20
Zoning	R-G
HOA Fees	105
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX Landan Real Estate
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