

# \$675,000 - 58 Everwoods Link Sw, Calgary

MLS® #A2255629

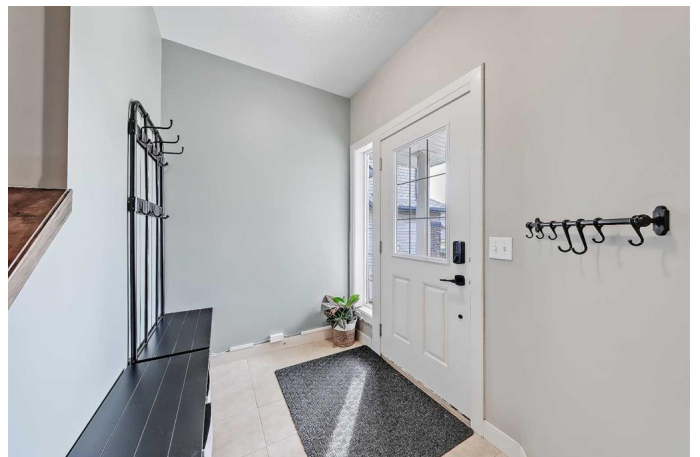
**\$675,000**

4 Bedroom, 4.00 Bathroom, 1,758 sqft

Residential on 0.09 Acres

Evergreen, Calgary, Alberta

**\*\*OPEN HOUSE SUNDAY, SEPT 14TH AT 1-3 PM\*\*** Tucked away on a quiet street in the heart of Evergreen, this welcoming 2-storey home offers comfort, functionality, and a prime location. This is a fantastic opportunity for those seeking a great family. It boasts 4-beds, 3.5-baths, a professionally developed basement, and a double front attached garage. Located just steps from Everwoods Park Playground and surrounded by endless green space, this property is designed to support a lifestyle where convenience and community come together. A spacious tiled foyer greets you upon entry and provides direct access to the garage. Off the entryway, youâ€™™ll find plenty of closet space, a laundry closet with side-by-side appliances, and a convenient 2pc powder room. The open-concept main floor is filled w/ natural light from large windows, seamlessly connecting the kitchen, dining, and living areas. The kitchen is designed for family living, featuring sleek granite counters, a subway tile backsplash, crisp white cabinetry, and a corner pantry. Stainless steel appliances and a raised breakfast bar add function and style. The adjoining dining area has room for a full dining set and opens directly to the backyard. Anchoring the main floor, the spacious living room features laminate flooring and a cozy corner gas fireplace w/ a tile surround and wood mantle. Upstairs, two generously sized bedrooms w/ large windows and ample closet space are perfect for growing families. A 4pc



bath with a granite vanity and tiled flooring, along w/ a hallway linen closet, adds convenience. A bright, west-facing bonus room w/ oversized windows provides a versatile space. The primary suite offers a private retreat w/ a large walk-in closet and a 4pc ensuite complete w/ an extended granite vanity, soaker tub w/ tiled surround, stand-up shower, and tiled flooring. The professionally developed basement features a comfortable rec room, a versatile den, and a fourth bedroom ideal for guests. A 4pc bathroom and plenty of storage, including a large storage room and extra closet, complete the lower level. This home is equipped w/ valuable upgrades, including A/C, a new furnace, a humidifier, a UV air purifier system, a central vacuum rough-in, and a Smart Nest Thermostat. Outside, the fully fenced and landscaped East-facing backyard is perfect for relaxation and play. A large composite deck provides plenty of space for entertaining, while the grassy yard is ideal for kids and pets. Living in Evergreen means enjoying a welcoming, family-oriented community. Schools such as Our Lady of the Evergreens and Dr. Freda Miller School are within walking distance, w/ playgrounds, grocery stores, and shopping close at hand. Fish Creek Provincial Park is nearby for outdoor adventure, and quick access to Stoney Trail makes commuting easy. This home's thoughtful layout, upgrades, and prime location make it an excellent choice for growing families. Schedule your private showing today!

Built in 2009

### **Essential Information**

MLS® #	A2255629
Price	\$675,000
Bedrooms	4

Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,758
Acres	0.09
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	58 Everwoods Link Sw
Subdivision	Evergreen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0G2

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Breakfast Bar, Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Lighting, Private Yard
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Lot Description	See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	September 12th, 2025
Days on Market	1
Zoning	R-G

### **Listing Details**

Listing Office	RE/MAX House of Real Estate
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