\$425,000 - 804 Evansridge Common Nw, Calgary

MLS® #A2225695

\$425,000

2 Bedroom, 3.00 Bathroom, 1,285 sqft Residential on 0.00 Acres

Evanston, Calgary, Alberta

Stunning two-bedroom townhome hits all the right notes, featuring a brilliant double primary suite layout that perfectly blends style, comfort, and functionality. From the moment you step inside, you'll love the rich, high-end laminate floors, sleek upgraded granite counters, and the fresh, welcoming vibe that instantly feels like home.

The bright, open-concept main floor is a showstopper, anchored by a stylish galley kitchen that flows effortlessly into the spacious living area â€" perfect for relaxing evenings or entertaining friends. Step outside onto your private, east-facing balcony, sip your morning coffee, and take in the beautiful sunrise with no rear neighbours to interrupt your peace.

Upstairs, two expansive primary bedrooms each boast their own spa-like ensuites and walk-in closets, plus easy access to the upstairs laundry (because who wants to haul laundry up and down stairs?).

The oversized tandem garage is a dream â€" park two vehicles or create the ultimate storage haven for all your bikes, sports gear, and adventure equipment.

Located just steps from schools, parks, shopping, playgrounds, and endless walking paths, this home offers unbeatable value in one of Calgary's most welcoming neighbourhoods.







Essential Information

MLS® # A2225695 Price \$425,000

Bedrooms 2
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,285 Acres 0.00 Year Built 2014

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

Community Information

Address 804 Evansridge Common Nw

Subdivision Evanston
City Calgary
County Calgary
Province Alberta
Postal Code T3P0P3

Amenities

Amenities None

Parking Spaces 2

Parking Double Garage Attached, Tandem

of Garages 2

Interior

Interior Features Built-in Features, Granite Counters, No Smoking Home, Open Floorplan,

Pantry, Walk-In Closet(s)

Appliances Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer, Window

Coverings

Heating Forced Air Cooling Central Air

Basement None

Exterior

Exterior Features BBQ gas line, Private Entrance

Lot Description Back Yard, Few Trees, Landscaped, Lawn, Level, No Neighbours

Behind, Street Lighting

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed May 29th, 2025

Days on Market 17
Zoning M-G

Listing Details

Listing Office eXp Realty

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