

\$891,000 - 360 Evanspark Circle Nw, Calgary

MLS® #A2238546

\$891,000

4 Bedroom, 4.00 Bathroom, 2,647 sqft

Residential on 0.11 Acres

Evanston, Calgary, Alberta

Welcome to this exceptional family home, proudly offered for sale by the original owners, which is ideally situated on a quiet street just steps from parks and playgrounds. With nearly 3,800 sq ft of finished living space, this thoughtfully designed home features a walkout basement, Central Air-Conditioner, Central Vacuum, double-attached garage and an extended driveway.

As you enter, you're greeted by a spacious foyer. Just inside, "Rounded corners throughout the home offer a modern and elegant touch." along with 9ft ceiling on main and lower level. A 2-piece powder room and a large main floor laundry/mudroom offer practical convenience and direct access to the garage. The main level showcases a formal dining room, hardwood flooring, a spacious GOURMET kitchen, a living room and ceiling speakers in main areas.

The open-concept main living area with R is ideal for entertaining, with a seamless flow between the kitchen, dining, and living room. The GOURMET kitchen is equipped with stainless steel appliances, an in-built oven and microwave, gas cooktop, chimney hood fan, abundant cabinetry, and a granite island. Step outside to the rear deck to find a natural gas option for barbeques and enjoy your morning coffee with park views.

As you go upstairs, you'll find two generously sized bedrooms, a 4-piece main bathroom, and a spacious bonus room with lots of windows—ideal as a playroom, media



room, home office, or gym. The primary suite easily fits a king-sized bed and includes a walk-in closet, along with a 5-piece ensuite. The walkout lower level is bright and quiet, offering a fourth bedroom, a 3-piece bathroom, kitchen, a large family room and separate washer and dryer. The door next to dining space in basement leads to a covered patio and a landscaped backyard—perfect for summer enjoyment.

Located close to schools, shopping centres, grocery stores, restaurants, parks, and more, with convenient access to Stoney Trail.

Don't miss this rare opportunity—book your showing today with your favourite REALTOR®!

Built in 2008

Essential Information

MLS® #	A2238546
Price	\$891,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,647
Acres	0.11
Year Built	2008
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	360 Evanspark Circle Nw
Subdivision	Evanston
City	Calgary
County	Calgary
Province	Alberta

Postal Code T3P 0A7

Amenities

Parking Spaces 4

Parking Double Garage Attached, Garage Door Opener, Garage Faces Front, Front Drive

of Garages 2

Interior

Interior Features Built-in Features, Granite Counters, Kitchen Island, Pantry, Central Vacuum

Appliances Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Garburator, Range Hood, Refrigerator, Washer, Window Coverings, Built-In Oven, Gas Cooktop, Trash Compactor

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas, Living Room

Has Basement Yes

Basement Finished, Full, Suite, Walk-Out, Exterior Entry

Exterior

Exterior Features Private Entrance

Lot Description Back Yard

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed July 9th, 2025

Days on Market 40

Zoning R-G

Listing Details

Listing Office PREP Realty

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