

\$1,175,000 - 185 Evansridge View Nw, Calgary

MLS® #A2199861

\$1,175,000

4 Bedroom, 3.00 Bathroom, 2,766 sqft
Residential on 0.11 Acres

Evanston, Calgary, Alberta

OPEN HOUSE - SUNDAY MARCH 9 - 1:00 to 3:00 PM... Experience luxury living at its finest in this stunning Calbridge-built home, featuring a notable Triple Attached Garage and 4 spacious bedrooms, it's located in one of Calgary's most coveted neighborhoods. Nestled on a serene street with partial ridge views, this exceptional home is just steps away from scenic walking paths, a picturesque ridge with breathtaking views, and a family-friendly playground, all within a quiet, family-oriented community with amazing neighbors. Plus, a brand-new junior high school is within walking distance. From the moment you step inside, the open-concept design welcomes you with an abundance of natural light and a seamless flow, creating an atmosphere of sophistication and comfort. As a bonus, there are ceiling speakers in the kitchen, and wired for the primary suite with surround sound in the bonus room, skylight in the upper hallway, and a convenient den/office, perfect for those working from home. The gourmet kitchen is a chef's dream, complete with top-of-the-line built-in appliances, sleek granite countertops, a gas stove, a spacious butler's pantry, and a massive island ideal for both meal preparation and entertaining. Vaulted ceilings and a bright, airy sitting area effortlessly connect to the formal dining room, making it the perfect setting for elegant gatherings and unforgettable dinner parties. Upstairs, the expansive bonus room offers additional space



for family relaxation and fun. Escape to your luxurious master suite, where youâ€™ll find a spacious walk-in closet and a spa-like ensuite, featuring his & her vanities and a large freestanding tub that invites you to unwind in absolute tranquility. 3 generous-sized bedrooms share another full bathroom to round out the upper level. The impressive triple garage offers ample space for vehicles, storage, hobbies, or even a workshopâ€”providing incredible flexibility to suit your lifestyle. Step outside into your south-facing backyard, where a vast deck awaits, offering partial ridge views and the perfect spot to entertain, relax, or simply soak up the sun. The basement awaits your development ideas with the potential to build an entertainers dream space or for multi-generational living. The homeâ€™s prime location puts parks, top-rated schools, and shopping just moments away, ensuring the ultimate mix of convenience and lifestyle. This extremely well-kept home is nothing short of extraordinary. Don't miss your chance to make it yours! Schedule your viewing today and fall in love at first sight. Click on the Virtual Tour!

Built in 2015

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2199861 |
| Price | \$1,175,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 2,766 |
| Acres | 0.11 |
| Year Built | 2015 |
| Type | Residential |

| | |
|----------|----------|
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 185 Evansridge View Nw |
| Subdivision | Evanston |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3P 0N3 |

Amenities

| | |
|----------------|-----------------------------------|
| Parking Spaces | 6 |
| Parking | Oversized, Triple Garage Attached |
| # of Garages | 3 |

Interior

| | |
|-------------------|--|
| Interior Features | Built-in Features, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, See Remarks, Skylight(s), Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In Closet(s), Wired for Sound, Beamed Ceilings, Recessed Lighting |
| Appliances | Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Wine Refrigerator |
| Heating | High Efficiency, Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Great Room |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|------------------------------|
| Exterior Features | Other |
| Lot Description | Back Yard, Landscaped, Level |
| Roof | Asphalt Shingle |
| Construction | Stucco, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | March 7th, 2025 |
| Days on Market | 7 |
| Zoning | R-G |

Listing Details

| | |
|----------------|-----------|
| Listing Office | 2% Realty |
|----------------|-----------|

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