

# \$439,900 - 1115 Evansridge Common Nw, Calgary

MLS® #A2235245

**\$439,900**

3 Bedroom, 3.00 Bathroom, 1,216 sqft

Residential on 0.00 Acres

Evanston, Calgary, Alberta

**\*\*Former Jayman Show Home , End Unit , 3 bedrooms, Air Condition, Brand New Carpet ,Original Owner\*\***This home is located in the beautiful AVIRA Townhomes community in Evanston. It features three spacious bedrooms on the second level, with the primary suite boasting a private 3-piece ensuite and a large walk-in closet. The main floor offers an oversized kitchen with an extended quartz countertop and sleek stainless steel appliances. The generous dining area overlooks the large backyard, complete with a gas line for summer BBQs. The living room is finished with stunning rich Chestnut Impresso laminate flooring. The lower level features a tandem garage, providing plenty of space for your vehicles and storage, along with a full driveway that can accommodate guest parking. You'll love the convenience of being just minutes away from local schools, parks, and shopping center.

Built in 2014

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2235245  |
| Price          | \$439,900 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,216     |



|            |               |
|------------|---------------|
| Acres      | 0.00          |
| Year Built | 2014          |
| Type       | Residential   |
| Sub-Type   | Row/Townhouse |
| Style      | 3 Storey      |
| Status     | Active        |

### **Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 1115 Evansridge Common Nw |
| Subdivision | Evanston                  |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T3P 0P3                   |

### **Amenities**

|                |                                           |
|----------------|-------------------------------------------|
| Amenities      | Visitor Parking                           |
| Parking Spaces | 2                                         |
| Parking        | Concrete Driveway, Double Garage Attached |
| # of Garages   | 2                                         |

### **Interior**

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Interior Features | Closet Organizers, No Smoking Home                                         |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Garage Control(s) |
| Heating           | Forced Air, Natural Gas                                                    |
| Cooling           | Central Air                                                                |
| Basement          | None                                                                       |

### **Exterior**

|                   |                                    |
|-------------------|------------------------------------|
| Exterior Features | Private Yard                       |
| Lot Description   | Corner Lot                         |
| Roof              | Asphalt Shingle                    |
| Construction      | Concrete, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                    |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 25th, 2025 |
| Days on Market | 24              |

Zoning

M-G

Listing Details

Listing Office

Grand Realty

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