



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
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ASSOCIATE

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158 Everridge Gardens SW
Calgary, Alberta

MLS # A2245355



\$414,999

Division:	Evergreen		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,286 sq.ft.	Age:	2006 (19 yrs old)
Beds:	2	Baths:	2 full / 1 half
Garage:	Driveway, Insulated, Single Garage Attached		
Lot Size:	-		
Lot Feat:	Landscaped, Street Lighting		

Heating:	Central	Water:	-
Floors:	Carpet, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 326
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	M-1 d75
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Animal Home, No Smoking Home		

Inclusions: N/A

Welcome to 158 Everridge Gardens SW, a well-maintained townhouse nestled in the family-friendly community of Evergreen. This thoughtfully designed home offers dual exterior access—one entrance from the sidewalk and another from within the complex—providing added convenience and curb appeal. The main floor features hardwood flooring throughout, a spacious living and dining area, a 2-piece bathroom, and a kitchen with stainless steel appliances. Upstairs, you'll find two generously sized bedrooms, each with its own walk-in closet and private ensuite, along with a full laundry room. The finished basement adds valuable living space with a large rec room and a separate mechanical/storage area. Enjoy the comfort of a single attached garage plus driveway parking. This well-managed complex is walking distance to parks, playgrounds, shopping, Evergreen School, and Our Lady of the Evergreens, with nearby access to Dr. Freda Miller and Marshall Springs School. With easy access to Stoney Trail and Fish Creek Park, this is an ideal place to call home.