



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

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506 Evansridge Park NW
Calgary, Alberta

MLS # A2262011



\$460,000

Division:	Evanston		
Type:	Residential/Five Plus		
Style:	3 (or more) Storey		
Size:	1,531 sq.ft.	Age:	2015 (10 yrs old)
Beds:	2	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.02 Acre		
Lot Feat:	Other		

Heating:	Forced Air
Floors:	Carpet, Laminate
Roof:	Asphalt Shingle
Basement:	None
Exterior:	Wood Frame
Foundation:	Poured Concrete
Features:	See Remarks

Water:	-
Sewer:	-
Condo Fee:	\$ 326
LLD:	-
Zoning:	M-1 d75
Utilities:	-

Inclusions: N/A

Welcome to this stunning townhouse with a double attached garage, ideally located in the desirable community of Evanston. Surrounded by greenery, scenic views, and beautiful walking and biking trails, this home offers both tranquility and convenience. Families will love the easy access to schools, shopping, dining, and everyday amenities in this vibrant neighbourhood. The entry level features a bright and spacious home office, perfect for working from home or studying, as well as additional storage space and direct access to the double attached garage. Upstairs, the open-concept living area is filled with natural light from large windows, creating a bright and airy atmosphere. The Chef's kitchen is a true highlight, complete with stainless steel appliances, abundant cabinetry, upgraded quartz countertops, a large centre island with breakfast bar seating, and a pantry. The adjacent dining area opens onto a private west-facing balcony, ideal for relaxing or entertaining. The upper level offers two generous master bedrooms, each featuring a full ensuite bathroom and a bright walk-in closet with windows. A convenient laundry area completes this floor. This home blends modern finishes, functionality, and an unbeatable location. Fridge (2025), Dishwasher (2025), Washer (2025), Dryer (2025), Hot Water Tank (2025), Humidifier (2025).