

# \$689,900 - 130 Evanscrest Road Nw, Calgary

MLS® #A2235110

**\$689,900**

4 Bedroom, 3.00 Bathroom, 1,623 sqft

Residential on 0.08 Acres

Evanston, Calgary, Alberta

Legal Suite. Prime Location. Limitless Potential.

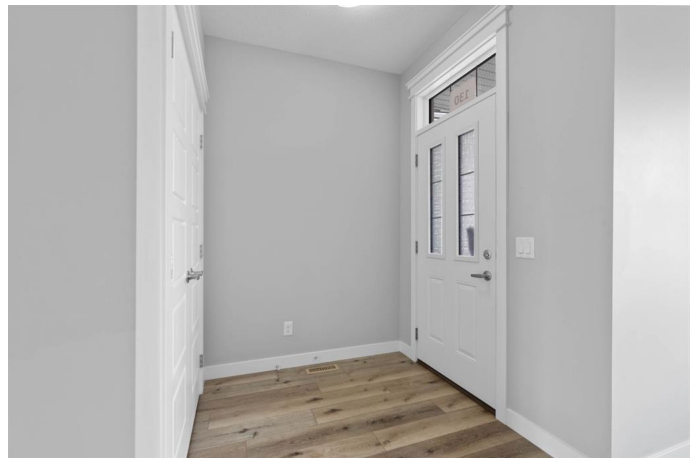
Welcome to 130 Evanscrest Road NW—where lifestyle meets opportunity in the heart of Evanston, one of NW Calgary's most established and family-friendly communities.

This beautifully designed home features a builder-built LEGAL BASEMENT SUITE spanning over 720 sq. ft., complete with a private entrance, full kitchen, laundry, and bathroom. Whether you're looking for mortgage support, multigenerational living, or a turn-key rental, this suite delivers unmatched versatility and long-term value.

Step inside the main home and enjoy an airy, open-concept layout perfect for everyday comfort and entertaining. The chef-inspired kitchen showcases a gas range, stainless steel appliances, modern cabinetry, and a large central island—the perfect gathering place for family and friends.

Upstairs, you'll find three spacious bedrooms, including a tranquil primary retreat with a spa-like ensuite featuring a soaker tub, separate glass shower, and ample storage.

All of this just minutes from top-rated schools, shopping, parks, playgrounds, and scenic walking paths. Whether you're a first-time buyer, investor, or growing family—this home



checks every box.

Built in 2020

### Essential Information

MLS® #	A2235110
Price	\$689,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,623
Acres	0.08
Year Built	2020
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	130 Evanscrest Road Nw
Subdivision	Evanston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1J3

### Amenities

Parking Spaces	2
Parking	Parking Pad

### Interior

Interior Features	Kitchen Island, Quartz Counters, Separate Entrance, Soaking Tub, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Gas Stove, Range Hood, Refrigerator, Washer
Heating	Central
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Full, Suite

## Exterior

Exterior Features	None
Lot Description	Back Lane, Irregular Lot, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	June 27th, 2025
Days on Market	12
Zoning	R-G

## Listing Details

Listing Office	Manor Real Estate Ltd.
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