

\$719,900 - 296 Evansborough Way Nw, Calgary

MLS® #A2241438

\$719,900

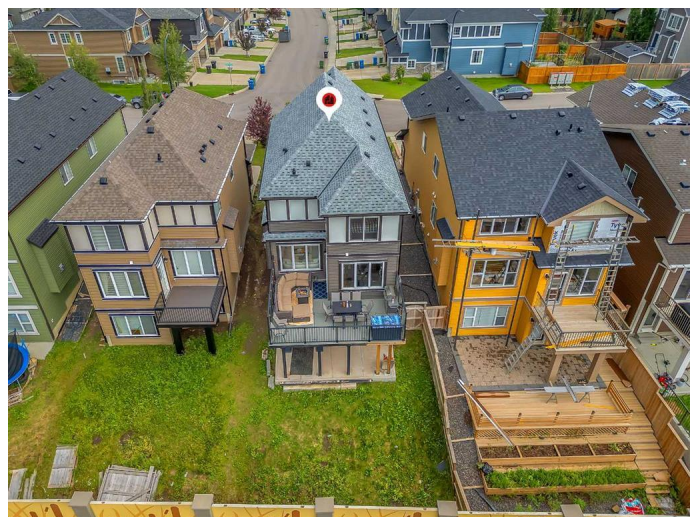
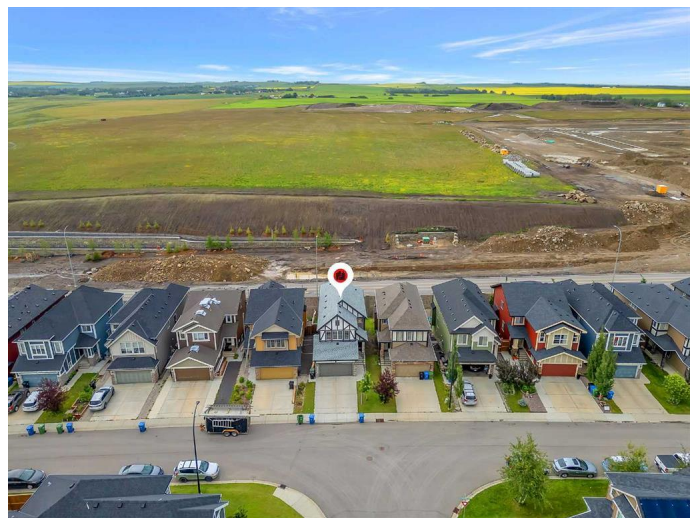
4 Bedroom, 4.00 Bathroom, 1,801 sqft

Residential on 0.08 Acres

Evanston, Calgary, Alberta

Welcome to this stunning family home located in the sought-after community of Evanston in NW Calgary! This beautifully designed property offers a perfect blend of comfort, style, and functionality. The open-concept main floor features soaring 9'™ ceilings and large windows that flood the space with natural light. The chef-inspired kitchen is complete with granite countertops and upgraded stainless steel appliances—ideal for cooking and entertaining. A welcoming foyer leads to a stylish powder room, a conveniently located laundry area, and a versatile main floor den—perfect for working from home. Upstairs, unwind in the spacious primary bedroom with a large walk-in closet and a luxurious spa-like ensuite. Two additional well-sized bedrooms and a massive bonus room provide plenty of space for the entire family to enjoy. The walkout basement includes a 1-bedroom illegal suite with a separate kitchen and laundry hookups, offering excellent potential for extended family or rental income. You'll also appreciate central air conditioning, central vacuum rough-ins throughout, and an oversized deck—perfect for hosting summer BBQs and gatherings. Plus, the home offers added privacy with no neighbours behind you. This is a rare opportunity to own a feature-packed home in one of NW Calgary's™ most family-friendly neighborhoods!

Built in 2015



Essential Information

| | |
|----------------|-------------|
| MLS® # | A2241438 |
| Price | \$719,900 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,801 |
| Acres | 0.08 |
| Year Built | 2015 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 296 Evansborough Way Nw |
| Subdivision | Evanston |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3P 0R1 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | No Animal Home, No Smoking Home |
| Appliances | Dishwasher, Dryer, Microwave Hood Fan, Range Hood, Refrigerator, Stove(s), Washer |
| Heating | Central, Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Exterior Entry, Full, Suite, Walk-Out |

Exterior

| | |
|-------------------|---------------------------------|
| Exterior Features | Other |
| Lot Description | No Neighbours Behind |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame, Stone |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | July 18th, 2025 |
| Days on Market | 49 |
| Zoning | R-G |

Listing Details

| | |
|----------------|-------------|
| Listing Office | PREP Realty |
|----------------|-------------|

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