$739,000 - 364 Everbrook Way Sw, Calgary

MLS® #A2243946

$739,000
4 Bedroom, 4.00 Bathroom, 1,988 sqft
Residential on 0.10 Acres

Evergreen, Calgary, Alberta

$30,000.00 PRICE REDUCTION !! Nestled in the heart of Evergreen this stunning 2 storey home comes with 4 bedrooms, 3.5 baths plus a WALKOUT basement with an illegal suite, ideal for extended family or a mortgage helper. The main level consists of an open plan with high ceilings, gleaming hardwood floors and large windows that bring in tons of natural sunlight. The kitchen is a Chef's delight with upgraded S/S appliances, custom cabinets, a corner pantry plus a huge center island/breakfast bar that overlooks the large living room with a cozy gas fireplace and separate eating area that grants access to a massive East facing back deck. Completing the main floor is a formal dining room off the front plus a 2pc bath and laundry area. Upstairs you will find an oversized primary bedroom with a walk-in closet plus a 4pc ensuite with a separate soaker tub and shower. Completing the upper level are two additional bedrooms, another 4pc bath plus and good sized bonus room that overlooks the front entrance. The fully finished walkout basement has been transformed into an illegal suite, featuring heated cork flooring, a large kitchen, living room and separate dining area that grants access to a massive fully fenced/landscaped backyard with a good sized shed plus a lovely patio with a separate entrance. Completing the lower level is a 4th bedroom, 4pc bath plus an office/flex area that could be used as a 5th bedroom. Additional bonuses include an oversized double attached

garage plus a relaxing front porch. You will love living in this incredible location with no neighbors behind. Evergreen is a fantastic family friendly community with numerous parks, green spaces, multiple schools, convenient shopping options and easy access to main roadways.

Built in 2006

Essential Information

MLS® #	A2243946
Price	$739,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,988
Acres	0.10
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	364 Everbrook Way Sw
Subdivision	Evergreen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0C7

Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached, Driveway
# of Garages	2

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Mantle, Tile
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite, Walk-Out

Exterior

Exterior Features	Balcony, Private Entrance, Private Yard
Lot Description	Back Yard, Few Trees, Front Yard, Landscaped, No Neighbours Behind, Rectangular Lot
Roof	Asphalt Shingle
Construction	Cedar, Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 31st, 2025
Days on Market	50
Zoning	R-G
HOA Fees	105
HOA Fees Freq.	ANN

Listing Details

Listing Office	2% Realty

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