

# \$515,000 - 2526 Eversyde Avenue Sw, Calgary

MLS® #A2216215

**\$515,000**

4 Bedroom, 4.00 Bathroom, 1,478 sqft

Residential on 0.00 Acres

Evergreen, Calgary, Alberta

This beautifully maintained corner unit townhome in the desirable community of Evergreen is packed with upgrades, thoughtful details, and timeless design. As a former show home, it offers enhanced finishes and a functional layout that's perfect for families, first-time buyers, or investors alike. Step inside to a bright and inviting main floor featuring hardwood flooring, large windows, and a welcoming front-facing deck off the living room, perfect for relaxing or entertaining. The spacious dining area is surrounded by extra windows, creating a sun-soaked space ideal for family meals or hosting friends. The kitchen has been tastefully updated with new quartz countertops, new stainless steel appliances, and updated modern black hardware. A convenient main floor laundry area with a new washing machine (2025) and a half bathroom complete the main level. Upstairs, you'll find three well-sized bedrooms, including a spacious primary suite complete with a walk-in closet, 4-piece ensuite, and its own sitting area, a perfect retreat. A second 4-piece bathroom serves the additional bedrooms. The fully finished basement offers a flexible space for a rec room or gym, plus a 3-piece bathroom and bedroom. Outside, enjoy both a private front porch and a backyard with a deck, ideal for summer BBQs or quiet evenings. The double detached garage adds even more convenience and storage. Set in a family-friendly community, you're just minutes from schools, parks, pathways,



shopping, and excellent access to both Macleod and Stoney Trail. This upgraded, move-in-ready home is a must-see, book your showing today!

Built in 2004

### Essential Information

MLS® #	A2216215
Price	\$515,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,478
Acres	0.00
Year Built	2004
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	2526 Eversyde Avenue Sw
Subdivision	Evergreen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 5G8

### Amenities

Amenities	None
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	No Smoking Home, Quartz Counters, See Remarks, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan,

	Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Entrance, Private Yard, Storage
Lot Description	Back Lane, Corner Lot, Landscaped
Roof	Asphalt Shingle
Construction	Mixed, Stone, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	May 8th, 2025
Days on Market	11
Zoning	M-1

## Listing Details

Listing Office	Royal LePage Benchmark
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.