

# \$799,000 - 203 Evergreen Heights Sw, Calgary

MLS® #A2220700

**\$799,000**

4 Bedroom, 4.00 Bathroom, 1,984 sqft

Residential on 0.11 Acres

Evergreen, Calgary, Alberta

Welcome to 203 Evergreen Heights SW  
â€“ESTATE LIVING on a Quiet Cul-de-Sac  
Located in prestigious Evergreen Estates, this beautifully maintained estate home offers over 2,900 sq. ft. of professionally finished living space, including 3+1 bedrooms and 3.5 bathroomsâ€”all just steps from Fish Creek Park.

The spacious main floor is perfect for entertaining, with soaring ceilings, generous living and dining areas, and a well-appointed kitchen that flows seamlessly into a cozy family room and bright breakfast nook. Downstairs, the professionally finished basement adds flexibility with a large rec room, guest bedroom, and full bathâ€”ideal for hosting visitors, setting up a home gym, or giving teenagers their own space. Outside, the fully landscaped yard is a private retreat, surrounded by mature trees, and features a stunning stamped concrete patioâ€”perfect for summer evenings and outdoor entertaining.

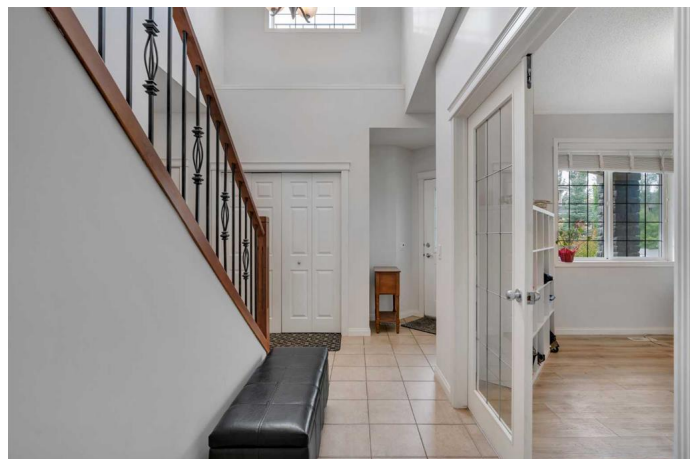
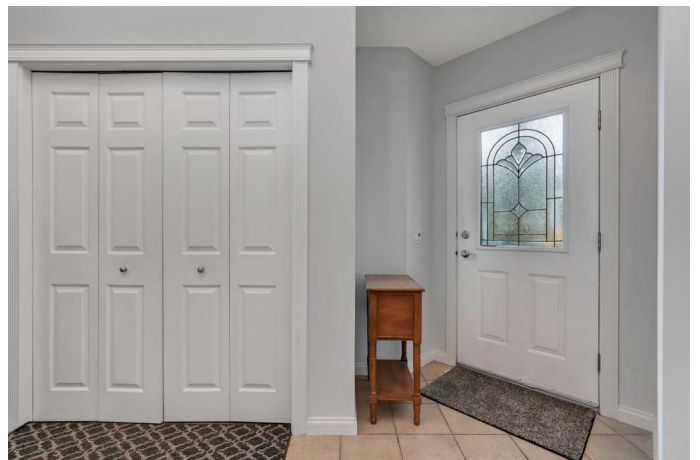
Additional highlights include:

Roof shingles replaced in February

Quiet, family-friendly cul-de-sac location

Walkable access to schools, shopping, public transit, and the natural beauty of Fish Creek Park

This is your chance to own a spacious, move-in-ready estate home in one of Calgaryâ€™s most sought-after neighborhoods. Book your private showing today!



Built in 2001

## Essential Information

MLS® #	A2220700
Price	\$799,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,984
Acres	0.11
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	203 Evergreen Heights Sw
Subdivision	Evergreen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 3Y8

## Amenities

Parking Spaces	4
Parking	Double Garage Attached, Insulated
# of Garages	2

## Interior

Interior Features	Breakfast Bar, French Door, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Double Oven, Gas Oven
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes

# of Fireplaces	2
Fireplaces	Gas, Recreation Room, Free Standing, Great Room, Mantle, Stone
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	BBQ gas line, Garden, Private Yard, Storage
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Garden, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 14th, 2025
Days on Market	2
Zoning	R-G

## Listing Details

Listing Office	RE/MAX First
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