

\$439,900 - 25 Everridge Gardens Sw, Calgary

MLS® #A2231126

\$439,900

3 Bedroom, 4.00 Bathroom, 1,299 sqft

Residential on 0.00 Acres

Evergreen, Calgary, Alberta

MODERN TOWNHOME | 3 BED | 3.5 BATH | ATTACHED GARAGE | WALK-IN CLOSETS | LOW CONDO FEE | NEW FLOORING | NEW APPLIANCES. Welcome to your beautifully upgraded home in the heart of Evergreen—a rare opportunity to own a spacious and stylish 3-bedroom, 3.5-bath townhome in one of Calgary's most desirable, family-friendly communities. This modern home offers three master-sized bedrooms, including two with private 4-piece ensuite baths and walk-in closets, delivering both luxury and functionality. Recent upgrades include brand-new, flooring, new carpet, new fridge, new range, new electrical light fixtures, new roof, and a recently upgraded microwave and dishwasher—all combining style with practicality. Plus, enjoy peace of mind and great value with low condo fees of just \$337/month. Step into a bright, open-concept main floor featuring 9-ft ceilings, a generous living space, and a dining area that leads to a private deck—perfect for outdoor dining, morning coffee, or relaxing evenings. Upstairs, enjoy the rare dual-primary suite layout, ideal for families or shared living. Convenient upstairs laundry adds ease to everyday life. The fully finished basement includes a third bedroom, a versatile bonus room (ideal for a home office, gym, or media space), and a full bathroom. Additional highlights include an attached heated single garage plus driveway parking for a second car, walk-in closets in all bedrooms for ample storage, short walk



(750m) to Marshall Springs School and Our Lady of the Evergreens, steps to shopping (500m) including Sobeys, Shoppers Drug Mart, 7-Eleven, Kumon, and more. 150m to Toboggan Hill Park and bus routes 11 & 12 connecting directly to the CTrain and minutes to Fish Creek Provincial Park and close to Spruce Meadows. Whether youâ€™re a growing family, a young professional, or a savvy investor, this townhome delivers comfort, convenience, and unbeatable location â€“ all at an incredible value.

Built in 2006

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2231126 |
| Price | \$439,900 |
| Bedrooms | 3 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,299 |
| Acres | 0.00 |
| Year Built | 2006 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 25 Everridge Gardens Sw |
| Subdivision | Evergreen |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2Y 0G8 |

Amenities

| | |
|-----------|------------------------|
| Amenities | Trash, Visitor Parking |
|-----------|------------------------|

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|--|
| Interior Features | High Ceilings, No Animal Home, No Smoking Home |
| Appliances | Dishwasher, Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--------------------------|
| Exterior Features | Barbecue, Other |
| Lot Description | Other |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 13th, 2025 |
| Days on Market | 2 |
| Zoning | M-1 d75 |

Listing Details

| | |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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