



GRASSROOTS
REALTY GROUP

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114 Everstone Place SW
Calgary, Alberta

MLS # A2249444



\$419,900

Division:	Evergreen		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,207 sq.ft.	Age:	2001 (24 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.04 Acre		
Lot Feat:	Other		

Heating:	Forced Air	Water:	-
Floors:	Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 342
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Wood Frame	Zoning:	M-G d55
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home, Open Floorplan		

Inclusions:	None
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The Perfect Family Home in an Unbeatable Location! Tucked inside the complex and not backing onto any roads, this beautifully maintained 3-bedroom townhome offers the privacy and tranquility every family desires. Whether you're a first-time buyer or looking to downsize without compromise, this home checks all the boxes! Step inside to a bright, open-concept main floor featuring a spacious kitchen, a large sun-filled living room with sliding doors to your west-facing patio – perfect for evening BBQs or relaxing after a long day. A separate dining area and convenient 2-piece bathroom complete the main level. Upstairs, you'll find three generous bedrooms, including a spacious primary retreat with a walk-in closet. Freshly painted in stylish, modern tones, with a single attached garage, parking for guests in the driveway, and visitor parking just steps away. There's even a park around the corner for the kids to enjoy! With low condo fees, no maintenance headaches, and easy access to major roads, Fish Creek Park, shopping, and transit, this is incredible value you won't want to miss.