



GRASSROOTS
REALTY GROUP

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15 Evanscrest Way
Calgary, Alberta

MLS # A2258178



\$619,000

Division:	Evanston		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,385 sq.ft.	Age:	2015 (10 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Driveway, Single Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air
Floors:	Laminate, Tile
Roof:	Asphalt Shingle
Basement:	Finished, Full, Walk-Out To Grade
Exterior:	Brick, Concrete, Vinyl Siding, Wood Frame
Foundation:	Poured Concrete
Features:	Built-in Features, Open Floorplan, Quartz Counters, Walk-In Closet(s)

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	R-G
Utilities:	-

Inclusions: none

OPEN HOUSE THIS SATURDAY SEPTEMBER 27 @ 1-4pm , PRICE REDUCED!!!Welcome to 15 Evanscrest Way. Well maintained and move in ready. This 2 storey house with total 4 bedrooms and 3.5 bathrooms. You walk into the house and you will love the bright and open concept of good sized kitchen and living room. Don't forget the deck, perfect for barbecue and place to relax while drinking your favourite drinks . Upstairs, the generous primary suite includes a walk-in closet and a 3-piece ensuite. Two additional well-sized bedrooms, another 4-piece bathroom, and the convenience of upper-level laundry complete this level. Downstairs WALK OUT basement truly elevates the home, offering a bright and versatile space ideal for extra living. It includes a large living room, a fourth bedroom, and a 4-piece bathroom perfect for guests or a growing family. Step outside to find huge backyard, lot of space for family to enjoy . New roof, sidings and fresh interior paint. Minutes away from restaurant and groceries. Easy access to stoney trail.