



GRASSROOTS
REALTY GROUP

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**1102, 2395 Eversyde Avenue SW
Calgary, Alberta**

MLS # A2273117



\$249,900

Division:	Evergreen		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	768 sq.ft.	Age:	2006 (19 yrs old)
Beds:	2	Baths:	1
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard
Floors:	Carpet
Roof:	Asphalt Shingle
Basement:	-
Exterior:	Stone, Vinyl Siding, Wood Frame
Foundation:	Poured Concrete
Features:	No Animal Home, No Smoking Home

Water:	-
Sewer:	-
Condo Fee:	\$ 557
LLD:	-
Zoning:	M-1
Utilities:	-

Inclusions: n/a

Here's your chance to own a bright and spacious 2-bedroom ground-floor corner unit in the desirable community of Evergreen. This home offers incredible value and is now freshly painted throughout, with updated cabinetry for a clean, modern look, making it fully move-in ready. You'll love the open layout, the abundance of natural light from extra windows, and the convenience of titled underground parking and in-suite laundry. Plus, all utilities are included in the condo fees. Whether you're a first-time buyer looking to build equity, an investor searching for a solid property, or someone wanting to downsize into a ground-floor home with easy access, this is a fantastic opportunity. Vacant and ready for quick possession—come see the updates and make it yours.