

# \$519,000 - 905 Evansridge Park Nw, Calgary

MLS® #A2230617

**\$519,000**

3 Bedroom, 3.00 Bathroom, 1,538 sqft  
Residential on 0.02 Acres

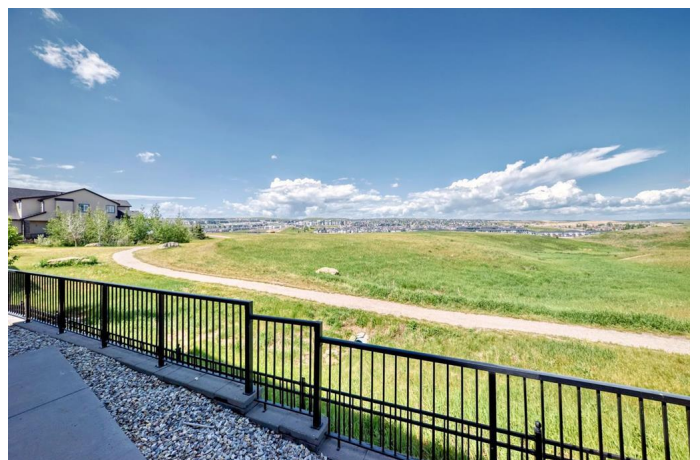
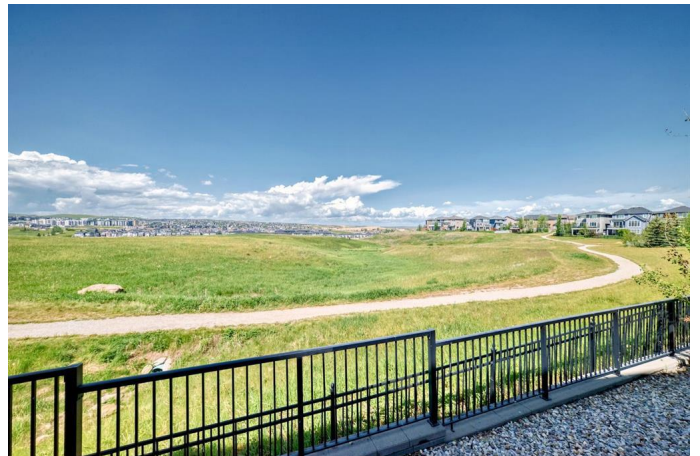
Evanston, Calgary, Alberta

Enjoy Ravine Views in This Modern 3-Story Townhome in Vantage on Evansridge. Welcome to this beautifully designed 3-story townhouse offering nearly 1,538 sq ft of finished living space, complete with 3 bedrooms, 2.5 bathrooms, and a double attached garage. Step in from your private front patio to a flexible main-floor space—ideal as a bedroom, home office, or den—with direct access to the garage. The second floor is the heart of the home, featuring a modern kitchen with a large granite island, dark maple cabinets, stainless steel appliances, and a spacious pantry. An open-concept living and dining area with a picture window showcases breathtaking ravine views. A balcony with a gas BBQ hookup and a convenient half bath complete this level. Upstairs, the primary bedroom offers a walk-in closet and a beautifully upgraded ensuite with a double shower. Two additional bedrooms, a full bathroom, and a laundry area provide ample space and functionality. Additional features include a double insulated garage, water purifier, and a water softener. All in a prime location blending nature with everyday convenience.

Built in 2014

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | A2230617  |
| Price  | \$519,000 |



|                |               |
|----------------|---------------|
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,538         |
| Acres          | 0.02          |
| Year Built     | 2014          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Storey      |
| Status         | Active        |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 905 Evansridge Park Nw |
| Subdivision | Evanston               |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3P 0N7                |

### Amenities

|                |                                                             |
|----------------|-------------------------------------------------------------|
| Amenities      | Park, Playground, Visitor Parking                           |
| Parking Spaces | 2                                                           |
| Parking        | Double Garage Attached, Garage Faces Rear, Insulated, Paved |
| # of Garages   | 2                                                           |

### Interior

|                   |                                                                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan                                                                |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Water Purifier, Water Softener, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                                                          |
| Cooling           | None                                                                                                                                             |
| Basement          | None                                                                                                                                             |

### Exterior

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Exterior Features | Garden, Private Yard                                            |
| Lot Description   | Backs on to Park/Green Space, Environmental Reserve, Few Trees, |

Garden, Landscaped, Low Maintenance Landscape, No Neighbours Behind, Views

|              |                 |
|--------------|-----------------|
| Roof         | Asphalt Shingle |
| Construction | Wood Frame      |
| Foundation   | Poured Concrete |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 14th, 2025 |
| Days on Market | 14              |
| Zoning         | M-1 d75         |

### **Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | First Place Realty |
|----------------|--------------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.