

\$429,900 - 25 Everridge Gardens Sw, Calgary

MLS® #A2231126

\$429,900

3 Bedroom, 4.00 Bathroom, 1,299 sqft

Residential on 0.00 Acres

Evergreen, Calgary, Alberta

3 BEDROOM TOWNHOME | 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 a total of 1,744 sq. ft of FINISHED living space, 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. The fridge, stove and dishwasher brand new with warranty available. 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 you're a growing family, a young professional, or a savvy investor, this townhome delivers comfort, convenience, and unbeatable location – all at an incredible value.

Built in 2006

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2231126 |
| Price | \$429,900 |
| 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 | 17 |
| Zoning | M-1 d75 |

Listing Details

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

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