

\$659,000 - 386 Evansdale Way Nw, Calgary

MLS® #A2208887

\$659,000

5 Bedroom, 4.00 Bathroom, 1,652 sqft
Residential on 0.08 Acres

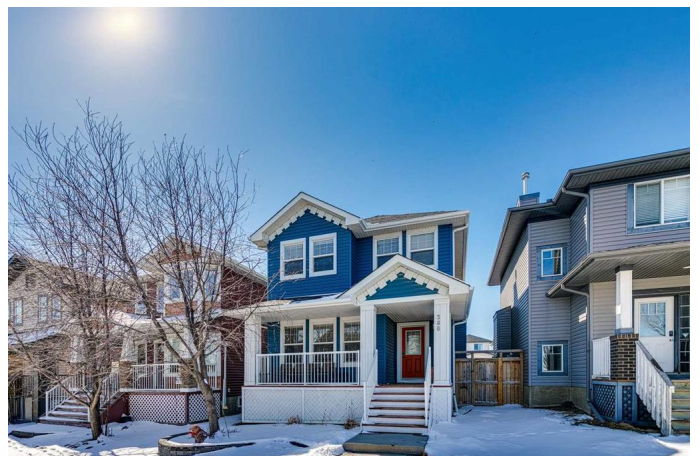
Evanston, Calgary, Alberta

A Rare Opportunity to Own a Home of This Caliber. It's not often a home like this comes to market—featuring five spacious bedrooms, a prime location directly facing a beautiful park, and a peaceful setting on a quiet, family-friendly street. With the added convenience of being within walking distance to schools, this meticulously maintained home offers an exceptional lifestyle in the heart of Evanston—perfect for families seeking both space and community.

Step inside to a bright and spacious living area that flows effortlessly into an open-concept kitchen, dining, and second living space—complete with a cozy gas fireplace. The dining area opens onto the backyard and provides access to a large double detached garage. A convenient 2-piece bathroom with laundry completes the main level.

Upstairs, you'll find a rare 4-bedroom layout—perfect for growing families. The generous primary suite features a walk-in closet and a stylish 4-piece ensuite. Each of the secondary bedrooms offers excellent space and natural light, and the upper level is rounded out with another well-appointed 4-piece bathroom.

The professionally developed basement adds even more versatility, featuring a large family room wired for wall speakers, a spacious 5th bedroom with a walk-in closet, and an



additional 4-piece bathroomâ€”ideal for guests or a growing family.

Additional highlights include a brand NEW roof & siding (2025), Central A/C, a radon mitigation system, Hunter Douglas blinds, and an extra-capacity hot water tank.

This home truly checks all the boxesâ€”donâ€™t miss your chance to own a standout property in one of NW Calgaryâ€™s most sought-after communities.

Built in 2007

Essential Information

MLS® #	A2208887
Price	\$659,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,652
Acres	0.08
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	386 Evansdale Way Nw
Subdivision	Evanston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 0B2

Amenities

Parking Spaces	4
----------------	---

Parking Double Garage Detached, See Remarks
of Garages 2

Interior

Interior Features Kitchen Island, No Smoking Home, Open Floorplan, See Remarks
Appliances Built-In Refrigerator, Dishwasher, Dryer, Electric Range, Garage Control(s), Range Hood, Washer, Window Coverings
Heating Forced Air, Natural Gas
Cooling Central Air
Fireplace Yes
of Fireplaces 1
Fireplaces Gas, Living Room, Mantle
Has Basement Yes
Basement Finished, Full

Exterior

Exterior Features Playground, Private Yard
Lot Description Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Level, Rectangular Lot
Roof Asphalt Shingle
Construction Vinyl Siding, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed April 4th, 2025
Days on Market 3
Zoning R-G

Listing Details

Listing Office Greater Property Group

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.