

\$419,900 - 33 Everridge Gardens Sw, Calgary

MLS® #A2234449

\$419,900

3 Bedroom, 3.00 Bathroom, 1,303 sqft
Residential on 0.04 Acres

Evergreen, Calgary, Alberta

Open House Saturday - June 28, 2025 - 2:00 pm to 4:00 pm. Welcome to this bright and well-maintained end-unit townhome, quietly located in the heart of the complex and backing onto a peaceful central courtyard. Large windows throughout the home fill the space with natural light, creating a warm and inviting atmosphere.

The main floor offers a functional open-concept layout that seamlessly connects the kitchen, dining area, and living room perfect for both everyday living and entertaining. Step outside to your private deck, which overlooks the courtyard, offering a calm and private outdoor space. A discreetly tucked-away half bathroom on the main floor adds extra convenience for guests.

Upstairs, you'll find a spacious primary bedroom complete with a walk-in closet and a full ensuite bathroom. Two additional bedrooms, with lovely views of the courtyard. A second full bathroom and upstairs laundry make the upper level both practical and comfortable.

The attached garage is a valuable feature during winters, and the driveway offers room to park a second vehicle. The unfinished basement provides excellent storage space as-is, with potential for future development.

This home has been freshly painted, features



updated lighting fixtures, and offers laminate and tile flooring throughout, no carpet. It's located just a 10-minute walk to Marshall Springs School and Our Lady of the Evergreens, and about a 5-minute drive to local shops including Sobeys, Shoppers Drug Mart, 7-Eleven, Kumon, and more. You're also only a 2-minute walk to Toboggan Hill Park and nearby bus routes that connect directly to the CTrain. Fish Creek Park and Spruce Meadows are only a short drive away. Whether you're a first-time buyer, young family, or investor, this home combines comfort, location, and value in a well-managed, low-fee complex. Book your showing today—you'll want to see this one in person.

Built in 2006

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2234449 |
| Price | \$419,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,303 |
| Acres | 0.04 |
| Year Built | 2006 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 33 Eversidge Gardens Sw |
| Subdivision | Evergreen |
| City | Calgary |
| County | Calgary |

| | |
|-------------|---------|
| Province | Alberta |
| Postal Code | T2Y 0G8 |

Amenities

| | |
|----------------|------------------------|
| Amenities | Visitor Parking |
| Parking Spaces | 2 |
| Parking | Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|---------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, No Animal Home, No Smoking Home, Open Floorplan |
| Appliances | Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|------------------------------|
| Exterior Features | Other, Barbecue |
| Lot Description | Backs on to Park/Green Space |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 25th, 2025 |
| Days on Market | 6 |
| Zoning | M-1 d75 |

Listing Details

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

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