32 Evercreek Bluffs Crescent SW

Calgary | Active | MLS® A2342935

$1,059,000









Bedrooms	Bathrooms	Year Built	Living area
4	**4**	**2004**	**2,340 sq. ft.**

Your next move starts with a conversation.

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Listed by Metro Benchmark Real Estate Ltd.

A closer look

Rare opportunity in Evergreen Estates! This elegant walkout home sits on an oversized corner lot on a quiet street, just steps from Fish Creek Park. Updates include new central A/C in 2024, basement wood-burning fireplace professionally installed in 2024, roof replacement in 2016, and hot water tank in 2019.The main floor features soaring open-to-above ceilings, inlay hardwood flooring, a grand curved staircase, and a bright den with cathedral ceilings. The gourmet kitchen offers granite countertops, stainless steel appliances, gas cooktop, built-in wall oven, walk-through pantry, and a 3-sided gas fireplace shared with the spacious living room. French doors open to the upper deck for easy indoor/outdoor living.

Upstairs includes a luxurious primary retreat with a second gas fireplace, spa-inspired ensuite, walk-in closet, plus two additional bedrooms and a full bathroom. The fully finished walkout basement offers a large recreation room, wet bar, 4th bedroom, full bathroom, and a cozy wood-burning stove/fireplace. Enjoy the stamped concrete patio, mature backyard, built-in irrigation, central air conditioning, and oversized insulated garage with epoxy floors and built-in storage.

Walking distance to Fish Creek Park, playgrounds and schools, with quick access to Stoney Trail, MacLeod Trail, Costco, LRT, shopping and the YMCA.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2342935
Bedrooms	4
Bathrooms	4
Year Built	2004
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0

Home Style:	2 Storey
Total Living Area:	2,340 sq. ft.
Main Level Finished Area:	1,315 sq. ft.
Upper Level Finished Area:	1,025 sq. ft.
Below Grade Finished Area:	1,152 sq. ft.
Acreage:	No
Lot Area:	5,995 sq. ft.
Lot Frontage:	53'7"
Front Exposure:	South
Levels:	Two
Total Rooms Above Grade:	7
Year built:	2004 (Age: 22)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	1
Plan:	0214358
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, Walk Out
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stone, Stucco
Structure Type:	House
Roof:	Asphalt Shingle

Ensuite:	Yes
Flooring:	Carpet, Hardwood, Tile, Vinyl Plank
Cooling:	Central Air
Fireplaces:	3
Fireplace Details:	Basement, Bath, Blower Fan, Double Sided, Free Standing, Gas, Living Room, Three-Sided, Wood Burning
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached, Insulated, Oversized
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Main Level
City Quadrant:	Southwest
Community:	Evergreen (Calgary)
Appliances:	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Dining Room · 11'7" × 11'4" ·
Main Floor	Living Room · 15'3" × 13'4" ·
Main Floor	Den · 11'5" × 10'11" ·
Main Floor	Kitchen · 21'6" × 15'3" ·
Upper Level	Bedroom - Primary · 14'1" × 12'9" ·
Upper Level	Bedroom · 10'10" × 10'6" ·
Upper Level	Bedroom · 10'9" × 10'1" ·
Basement	Bedroom · 10'11" × 9'9" ·

Basement	Game Room · 33'8" × 14'8" ·
Basement	Play Room · 19'2" × 18' ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Walking/Bike Paths
Interior Features:	Breakfast Bar, Double Vanity, Dry Bar, French Door, Granite Counters, High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar, Wired for Sound
Exterior Features:	Lighting, Private Yard
Patio And Porch Features:	Deck, Patio
Lot Features:	Corner Lot, Landscaped
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone S
Zoning:	R-G
Listed Date:	Sep 04, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/32-evercreek-bluffs-crescent-sw-calgary-a2342935/

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