55 Evansridge Court NW

Calgary | Active | MLS® A2359942

$439,900









Bedrooms	Bathrooms	Year Built	Living area
3	**3**	**2015**	**1,363 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Century 21 Bravo Realty

A closer look

Excellent starter home or investment opportunity! This home features one of the best and most functional floor plans in the complex. Offering central air conditioning, laminated flooring, quartz countertops, stainless steel appliances, upgraded kitchen cabinetry and backsplash, and a double attached garage. The upper floor features three generously sized bedrooms, including a spacious primary bedroom with a walk-in closet and private ensuite, plus a total of 2.5 bathrooms throughout the home. The main floor boasts a huge living room, a spacious kitchen with ample cabinetry, and a generous dining area with access to a balcony overlooking the street. The finished basement offers additional living space, including a dedicated office area. Enjoy a convenient and family-friendly location with shopping, schools, playgrounds, and public transit all just minutes away. Whether you're commuting to work, running daily errands, or enjoying outdoor activities with the family, everything you need is within easy reach. An excellent opportunity for homeowners and investors alike! *55 Evansridge Court NW **

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2359942
Bedrooms	3
Bathrooms	3
Year Built	2015
Property Type:	Residential
Property Sub Type:	Row/Townhouse
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	1,363 sq. ft.
Main Level Finished Area:	661 sq. ft.
Upper Level Finished Area:	702 sq. ft.

Below Grade Finished Area:	258 sq. ft.
Condo Fee:	$475.84
Condo Fee Includes:	Common Area Maintenance, Insurance, Professional Management, Reserve Fund Contributions, Snow Removal
Front Exposure:	North
Unit Exposure:	North
Entry Level:	1
Levels:	Two
End Unit:	2+ Common Walls
Total Rooms Above Grade:	6
Year built:	2015 (Age: 11)
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	1511493
Heating:	Forced Air
Basement:	Partial, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Wood Frame
Structure Type:	Five Plus
Roof:	Asphalt Shingle
Ensuite:	Yes

Flooring:	Carpet, Ceramic Tile, Laminate
Cooling:	Central Air
Fireplaces:	0
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	Laundry Room, Upper Level
Condo Fee Frequency:	Monthly
City Quadrant:	Northwest
Condo Name:	Avira
Community:	Evanston
Amenities:	None
Appliances:	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Inclusions:	N/A
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions
Main Floor	Entrance · 6'6" × 3'11" ·
Main Floor	Living Room · 21'7" × 12'1" ·
Main Floor	Kitchen · 12'7" × 9'11" ·
Main Floor	Dining Room · 12'4" × 9'3" ·
Upper Level	Bedroom - Primary · 14'3" × 12'1" ·
Upper Level	Walk-In Closet · 6'8" × 4'11" ·
Upper Level	Bedroom · 12'1" × 9'4" ·

Upper Level	Bedroom · 12'1" × 10'8" ·
Basement	Office · 12'1" × 10'8" ·
Basement	Other · 8'4" × 6'9" ·
Title to Land:	Fee Simple
Community Features:	Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights
Interior Features:	Kitchen Island, Quartz Counters, Walk-In Closet(s)
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s)
Lot Features:	Back Lane, Landscaped
Num. of Parcels:	0
Fencing:	None
Region:	Calgary
Zone:	CAL Zone N
Zoning:	M-G
Listed Date:	Nov 23, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/55-evansridge-court-nw-calgary-a2359942/

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