

# \$290,000 - 206, 31 Everridge Square Sw, Calgary

MLS® #A2213024

**\$290,000**

1 Bedroom, 1.00 Bathroom, 756 sqft

Residential on 0.00 Acres

Evergreen, Calgary, Alberta

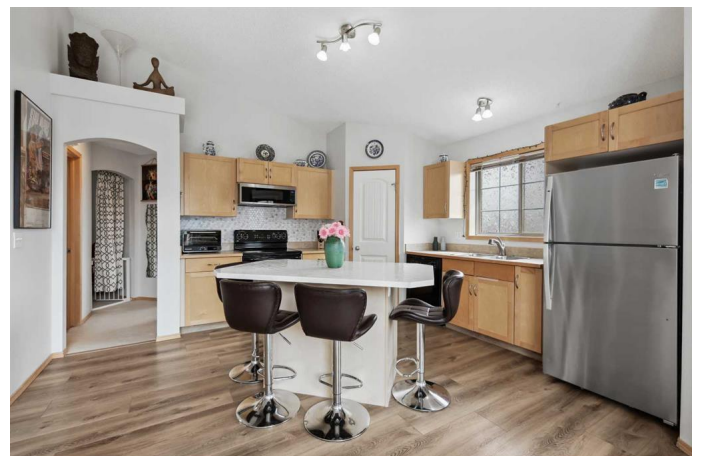
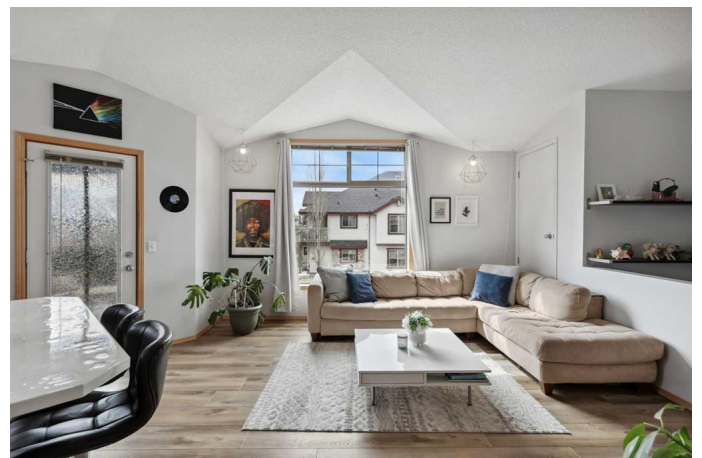
This stunning corner unit townhome is truly amazing value for dollar. Walking into your private entrance, you will immediately be in awe of the amount of natural light beaming in thanks to the huge windows, vaulted ceilings, and skylight! This home has a lovely open concept floorplan, and an updated kitchen including a new microwave hood-fan, new fridge, new backsplash and new sink all less than a year old. In addition, the lovely wide plank floors were put in in 2023, the washer/dryer was replaced in 2023 AND the bedroom and front closet have had new California Closets put in with a limited lifetime warranty There are 2 rooms in this home, one large primary bedroom, and a second room being used as an office which could be re-purposed as a bedroom, there is also a lovely 4 piece bathroom, in suite laundry and a walk in pantry. This unit also has its own private balcony and assigned parking stall. Located in Evergreen, you will have quick access to Stoney Trail and all the amenities you may need. You are just a stones throw away from shopping, parks, schools, walking paths and more.

Built in 2006

## Essential Information

MLS® # A2213024

Price \$290,000



Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	756
Acres	0.00
Year Built	2006
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

### **Community Information**

Address	206, 31 Everridge Square Sw
Subdivision	Evergreen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y5J7

### **Amenities**

Amenities	Other
Parking Spaces	1
Parking	Stall

### **Interior**

Interior Features	High Ceilings, Kitchen Island, No Smoking Home
Appliances	Bar Fridge, Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	In Floor, Natural Gas
Cooling	Other
Basement	None

### **Exterior**

Exterior Features	Balcony
Lot Description	Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed April 17th, 2025

Days on Market 3

Zoning M-1

## Listing Details

Listing Office RE/MAX Realty Professionals

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