

# \$649,000 - 178 Evansmeade Common Nw, Calgary

MLS® #A2232757

**\$649,000**

4 Bedroom, 4.00 Bathroom, 1,540 sqft  
Residential on 0.08 Acres

Evanston, Calgary, Alberta

Welcome to 178 Evansmeade Common NW – a beautifully maintained and fully developed two-storey home nestled on a quiet street in the sought-after community of Evanston. This charming 4-bedroom, 3.5-bathroom residence offers over 2,000 sq ft of comfortable living space, perfect for families and those who love to entertain. Step inside to discover an inviting open-concept main floor featuring a spacious living room with a cozy gas fireplace, a functional kitchen with quartz counter top, stainless steel appliances, and a bright dining area that opens onto the large rear deck. Enjoy summer evenings in the landscaped backyard with plenty of room to play or relax. Upstairs, you’ll find three generous bedrooms including a large primary suite with a walk-in closet and an ensuite. The fully finished basement offers a good sized bedroom with 4pc ensuite, separate kitchen, living and dining area, perfect for another family. This house has numerous updates throughout including Central air conditioning, Central vacuum system, 50 gallon Hot water tank, a landscaped backyard with irrigation system, a newer deck, and oversize heated double Garage. Located close to schools, parks, shopping, and quick access to major routes, this home blends convenience and community perfectly. Don’t miss this opportunity to own a fantastic family home in a thriving NW neighborhood – book your private showing today!



Built in 2004

## Essential Information

MLS® #	A2232757
Price	\$649,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,540
Acres	0.08
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	178 Evansmeade Common Nw
Subdivision	Evanston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1E8

## Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

## Interior

Interior Features	Open Floorplan, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Oven, Range Hood, Refrigerator
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Balcony
Lot Description	Back Lane, Back Yard, Corner Lot
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 19th, 2025
Days on Market	50
Zoning	R-G

### **Listing Details**

Listing Office	CIR Realty
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