

Listed By: **Tao Guo**  
**CIR REALTY**  
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**Calgary/Evanston**

**267 EVANSTON VW NW**

**\$489,900**

Detached

**Style:** 2 Storey  
**Bedrooms:** Above: 3 / Ttl: 3  
**Bathrooms:** Full: 2 / Half: 1  
**Rooms Above:** 6  
**Floor Area:** 181 SqM / 1,950 SF  
**Year Built:** 2005  
**Taxes:** \$2,699 / 2013  
**Possession:** 30 Days Neg



An absolutely gorgeous two-storey Single Family home in EVANSTON with lots of recent upgrades. The main floor is wide open with brand new hardwood flooring, new granite countertop and a large island. The upstairs boasts a large master bedroom with a 5-piece en suite, stand-alone shower, his & her sinks, as well as a corner soak tub. A very large bonus room gives you more options for entertainment and family activities. Four large windows in the Sunshine Basement are ready for your future dream basement development. The house is very bright and seems a lot larger than the measured size. A shopping centre is within the walking distance. A big green space in front of the house is for a future public school, predicted to be finished in 2016 (please check CBE to confirm). This well-maintained house should be YOURS. Welcome home!

**Goods Included:** Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer,  
**Features:** No Animal Home, No Smoking Home  
**Parking:** Enclosed: 2 Total: 2 Double Garage Attached  
**Amenities:**

