

\$1,588,000 - 208 Evergreen Circle Sw, Calgary

MLS® #A2222034

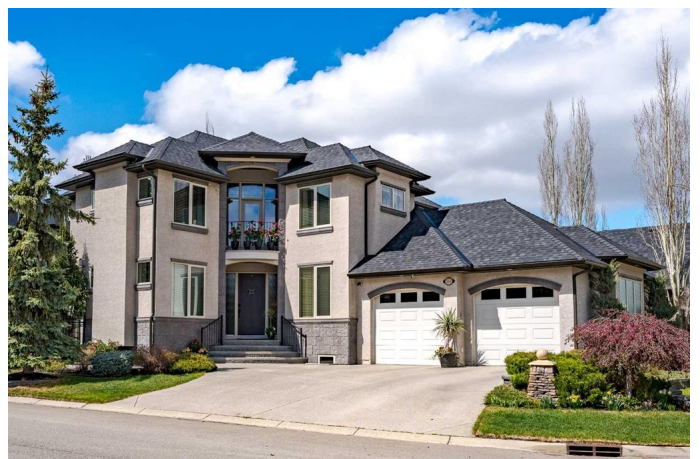
\$1,588,000

6 Bedroom, 4.00 Bathroom, 2,846 sqft

Residential on 0.15 Acres

Evergreen, Calgary, Alberta

Open House: Saturday ,May 24 from 1:00â€“4:00PM. Explore this remarkable custom home by California Homes, ideally situated on a quiet corner lot without sidewalks in the highly regarded Evergreen Estates. Directly across the street is a large greenspace with a playground, and Fish Creek Park is within walking distance. This residence offers over 4,000 sq ft of finished living space, six bedrooms, and a stunning backyard designed for resort-style living. The outdoor area features a heated underground pool with a waterfall, a hot tub, an outdoor kitchen with built-in BBQ, beverage fridge, tiki bar, and a wood pergola with a gas fireplace. The professionally landscaped yard includes underground irrigation and paving stones for low maintenance. Inside, youâ€™ll find site-finished hardwood floors, Hunter Douglas blinds, smooth ceilings, integrated home audio, 8-foot main floor doors, and large upgraded windows. Recent updates include a new roof and gutters (2022), two new air conditioning units (2022 and 2024), an epoxy-coated garage floor (2023), and crystal chandeliers in the dining room and kitchen (2023). The chefâ€™s kitchen boasts granite countertops, stainless steel appliances, taller cabinetry, and a walk-in pantry that complements the bright breakfast nook opening directly to the backyard. The living room overlooks the pool and connects to the formal dining area via a three-way gas fireplace. A spacious office and mudroom



complete the main floor layout. Upstairs, youâ€™ll find four bedrooms including a generous primary suite, a large laundry room, and a bathroom with dual sinks. The finished basement offers a family and games room with a wet bar and two additional bedrooms. Additional benefits include an oversized, heated, double attached garage, which also functions as a tandem three-car garage. Experience the perfect blend of sophisticated indoor living and a private, low-maintenance outdoor sanctuaryâ€”this stunning home is a rare gem in Calgaryâ€™s sought-after community, offering everything you need to live your dream lifestyle. Donâ€™t miss your chance to make it yours!

Built in 2008

Essential Information

MLS® #	A2222034
Price	\$1,588,000
Bedrooms	6
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,846
Acres	0.15
Year Built	2008
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	208 Evergreen Circle Sw
Subdivision	Evergreen
City	Calgary
County	Calgary
Province	Alberta

Postal Code T2Y0B9

Amenities

Amenities None

Parking Spaces 5

Parking Aggregate, Double Garage Attached, Garage Door Opener, Heated Garage, Insulated, Oversized, Tandem, Triple Garage Attached, Workshop in Garage

of Garages 3

Has Pool Yes

Interior

Interior Features Bookcases, Breakfast Bar, Built-in Features, Central Vacuum, Chandelier, Closet Organizers, Crown Molding, Double Vanity, French Door, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Walk-In Closet(s), Wet Bar, Wired for Sound

Appliances Bar Fridge, Central Air Conditioner, Dishwasher, Double Oven, Dryer, Electric Cooktop, Garage Control(s), Garburator, Microwave, Refrigerator, Washer/Dryer, Water Softener, Window Coverings

Heating Boiler, In Floor, Fireplace(s), Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Family Room, Gas, Glass Doors, Mantle, Three-Sided, Dining Room, Tile

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Built-in Barbecue

Lot Description Corner Lot, Lawn, Low Maintenance Landscape, Paved

Roof Asphalt Shingle

Construction Stone, Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed May 17th, 2025

Days on Market 5

Zoning R-1

HOA Fees	105
HOA Fees Freq.	ANN

Listing Details

Listing Office	TrustPro Realty
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