



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

84 Everwillow Park SW
Calgary, Alberta

MLS # A2340480



\$784,888

Division:	Evergreen		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,059 sq.ft.	Age:	2005 (21 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached, Off Street		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard, Landscaped, Many Trees		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Stucco, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

*** Location-Location- Location ***Welcome to this stunning and meticulously maintained two-storey walkout home, offering nearly 3,000 sq. ft. of beautifully designed living space. Ideally located on a quiet street just minutes from top-rated schools, parks, scenic walking paths—including Fish Creek Park—and with quick access to Stoney Trail, this home blends location, luxury, and lifestyle. Step into the grand two-storey foyer and be immediately impressed by the open-concept layout filled with natural light. The main floor features rich hardwood flooring, built-in speakers, and a cozy stone-surround gas fireplace in the spacious living room. The chef-inspired kitchen is a showstopper, featuring premium cabinetry, stainless steel appliances, elegant quartz countertops, an oversized island, and a generous walk-in pantry—perfect for everyday living and entertaining alike. Upstairs, the bright west-facing bonus room with a wall of windows offers the perfect retreat. The luxurious primary suite boasts a walk-in closet and a spa-like 5-piece ensuite with dual sinks, a soaker tub, and a separate shower. Two additional large bedrooms, a full hallway bath, and extra storage complete the upper level. The fully finished walkout basement expands your living space with a massive family room featuring a second gas fireplace, a rec area, a fourth bedroom, a full bathroom, and a spacious utility/laundry room. Step outside to an oversized pie-shaped lot with professional landscaping, underground sprinklers, and a custom concrete patio—ideal for summer gatherings. Major recent upgrades include a new kitchen, new ensuite, newer carpet in the basement, hot water tank (2021), roof (2022), updated flooring, and central A/C for year-round comfort. This exceptional home offers the perfect combination of style, comfort, and

functionality—don’t miss your chance to make it yours!