

# \$809,900 - 47 Everoak Bay Sw, Calgary

MLS® #A2208095

**\$809,900**

5 Bedroom, 4.00 Bathroom, 2,054 sqft

Residential on 0.09 Acres

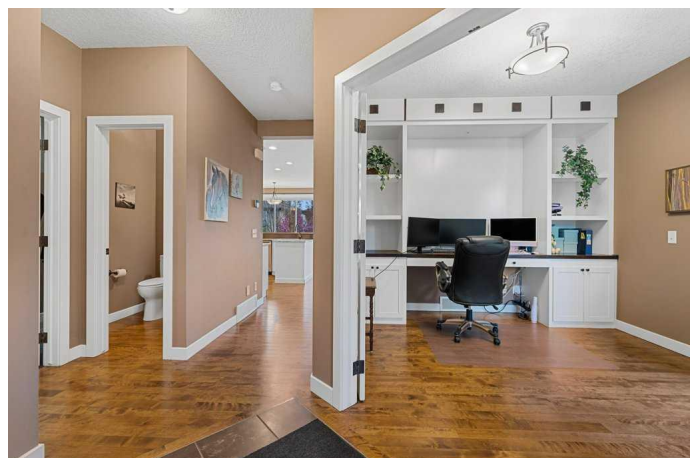
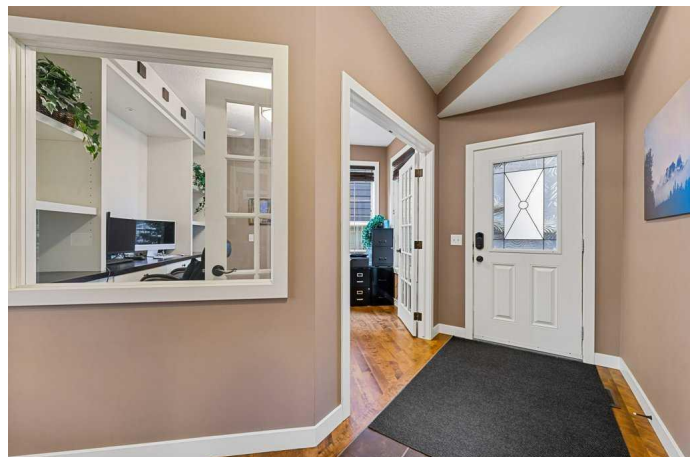
Evergreen, Calgary, Alberta

Discover your dream home in Evergreen! Nestled on a quiet cul-de-sac, this stunning 5-bedroom walkout, crafted by Cardel Homes, blends elegant design with modern upgrades. Step inside and be welcomed by gleaming hardwood floors and a spacious main floor office—ideal for working from home. The chef-inspired kitchen boasts granite countertops, premium stainless steel appliances, a walkthrough pantry, and seamlessly flows into a bright dining area and a cozy living room anchored by a gas fireplace. Sliding doors invite you out to a large deck, built with long lasting vinyl boards, your private spot for morning coffee or summer barbecues.

Upstairs, unwind in the beautiful bonus room with a built-in entertainment centre. Three generous bedrooms include a gorgeous primary suite featuring a walk-in closet and a recently renovated ensuite with a custom shower and luxurious heated floors. Guests and family will appreciate the additional stylish 4-piece bathroom.

The fully finished walkout basement offers even more living space—a welcoming family room with gas fireplace, two additional bedrooms, another 4pc bathroom, and plenty of storage. Walk out to your own backyard retreat: fully landscaped with mature trees and a spacious patio, perfect for relaxing or entertaining.

Notable upgrades include: Class 4 impact-resistant shingles, durable Hardy board



siding, a new patio door, and new double-pane windows throughout the home and triple-pane window in the primary bedroom, as well as dual zone air conditioning for those hot summer days, and lastly, plumbing for laundry in the basement as well as the main floor, for extra convenience.

All this, just steps to top-rated schools, shopping, parks, playgrounds, and quick access to major roads.

This is the perfect place to call homeâ€”donâ€™t miss your chance to make it yours!

Built in 2006

### Essential Information

MLS® #	A2208095
Price	\$809,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,054
Acres	0.09
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	47 Everoak Bay Sw
Subdivision	Evergreen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0A2

### Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached, Insulated
# of Garages	2

## Interior

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Vinyl Windows
Appliances	Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Family Room, Gas, Living Room, Tile
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Walk-Out

## Exterior

Exterior Features	Balcony, Garden, Private Entrance, Private Yard
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Landscaped, Lawn, Private, Rectangular Lot
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 23rd, 2025
Days on Market	7
Zoning	R-G
HOA Fees	105
HOA Fees Freq.	ANN

## Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.