

**39 Everstone Rise SW**  
**Calgary, Alberta**

**MLS # A2219560**



**\$688,888**

<b>Division:</b>	Evergreen		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,778 sq.ft.	<b>Age:</b>	2003 (22 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Few Trees, Pie Shaped Lot		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters		

**Inclusions:** n/a

Welcome to 39 Everstone Rise SW—a beautifully renovated single-family home, updated to absolute perfection! Bathed in natural light from large windows, this stunning property offers generous space for your family to grow. Step inside and instantly feel the warmth and charm of a place that truly feels like home. Located in Evergreen—one of Southwest Calgary’s most desirable communities—you’re just minutes from top-rated schools, transit, grocery stores, hospitals, and every essential amenity imaginable. Featuring three spacious bedrooms and two-and-a-half baths, this home offers a thoughtfully designed open-concept main level. Enjoy brand-new, never-used kitchen cabinetry, brand new sleek electric stove, and a modern microwave hood fan—ready for you to enjoy from day one. THIS HOME HAS BEEN FULLY RENOVATED with the new owners in mind. Upgrades include quartz countertops throughout, brand-new flooring and cabinetry, freshly painted walls, and contemporary light fixtures for a polished, luxurious feel. As a mature property, it also boasts a larger backyard—perfect for relaxing, entertaining, or letting the kids play. Set on a rare pie-shaped lot with completed landscaping, all that’s left for you to do is move in and enjoy. If you’re looking for a forever home that blends space, style, and convenience, look no further. Come see it for yourself—you won’t want to leave.