

# \$375,000 - 280, 15 Everstone Drive Sw, Calgary

MLS® #A2210269

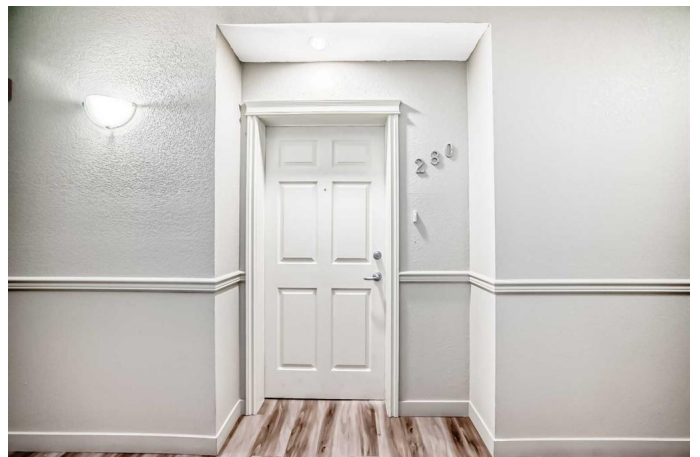
**\$375,000**

1 Bedroom, 1.00 Bathroom, 840 sqft

Residential on 0.00 Acres

Evergreen, Calgary, Alberta

TOP FLOOR UNIT located on the 2nd floor in a part of the building that is two storey, close to elevator and pool. Premier 55+ complex, the Sierras of Evergreen, where it's not just a home but a lifestyle. This unit is located in Building A, where most of the amenities are located. This large one bedroom + den has everything you could every need with its bright and open concept floor plan. Fully air conditioned, large windows and 9-foot ceilings. Freshly painted and brand new carpeting with 8lb underlay just installed. The fantastic kitchen has lots of cabinetry for storage, white appliances and a large corner pantry. A large living room offers lots of space for entertaining and relaxation with it's corner electric fireplace and private views. There is a well-sized bedroom with generous walk-in closet with easy access to the 4 piece bath. The large den with closet that can be used as an office or an additional sitting room. Opposite the kitchen, a closet with shelving provides further storage for linens or cleaning supplies. The laundry room with a stacking washer/dryer offers even more storage. There is a the large, covered, private balcony with gas line barbecue hook up for outdoor dining and plenty of room for summer planters. Top down/bottom up window shades. Some of the amenities include, swimming pool, hot tub, fitness center, theater, billiards, shuffleboard, numerous sitting/gathering areas, activites, libraries, wood/work/craft shop, car wash + guest suites. Evergreen Room which is a party



room, with full kitchen and dance floor for private functions. This unit comes with titled, heated, underground parking stall close to the elevator and a large, secure storage unit behind the parking stall (4'8" x 8'6"). This safe, secure complex is great for anyone looking to downsize, still leads an active life, and enjoys their hobbies. Plenty of visitor parking. Walk to Sobeys, Shoppers Drug Mart, Starbucks, liquor store, cleaners, medical and dental services. Two minutes to access Stoney Trail. Call to book a private viewing now to explore for yourself.

Built in 2005

### **Essential Information**

MLS® #	A2210269
Price	\$375,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	840
Acres	0.00
Year Built	2005
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	280, 15 Everstone Drive Sw
Subdivision	Evergreen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y5B5

### **Amenities**

Amenities	Car Wash, Elevator(s), Fitness Center, Laundry, Parking, Party Room,
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	Secured Parking, Snow Removal, Storage, Trash, Visitor Parking, Workshop, Guest Suite, Indoor Pool, Pool, Spa/Hot Tub
Parking Spaces	1
Parking	Heated Garage, Parkade, Stall, Titled, Underground

## Interior

Interior Features	Open Floorplan
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Hot Water, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room
# of Stories	2

## Exterior

Exterior Features	BBQ gas line
Construction	Brick, Stucco, Wood Frame

## Additional Information

Date Listed	April 11th, 2025
Days on Market	17
Zoning	M-2
HOA Fees	105
HOA Fees Freq.	ANN

## Listing Details

Listing Office	CIR Realty
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