

# \$294,800 - 106, 8 Everridge Square Sw, Calgary

MLS® #A2249649

**\$294,800**

2 Bedroom, 1.00 Bathroom, 805 sqft

Residential on 0.00 Acres

Evergreen, Calgary, Alberta

\*\*\* OPEN HOUSE SUN 1-4PM -AUG

31\*\*\*Discover exceptional value and convenience in this bright and spacious bungalow -style corner townhouse. Offering 2 bedrooms and 1 bathroom, this well-designed home is perfect for first-time buyers, downsizers, or savvy investors. Enjoy an open-concept kitchen that flows seamlessly into the living room-ideal for entertaining or relaxing. The versatile second bedroom can easily serve as a home office or guest room, providing flexibility to suit your lifestyle. A dedicated storage area within the unit adds practical convenience. This corner unit benefits from extra natural light and privacy, while the included parking stall ensures stress-free living. The low condo fees keeps monthly costs affordable and combine with a NEW TANKLESS HEATER make this unit as a very attractive ownership opportunity. Located in a very desirable area, close to shopping, transit, parks, and more-everything you need is right at your doorstep. Don't miss out on this opportunity-book your showing today!

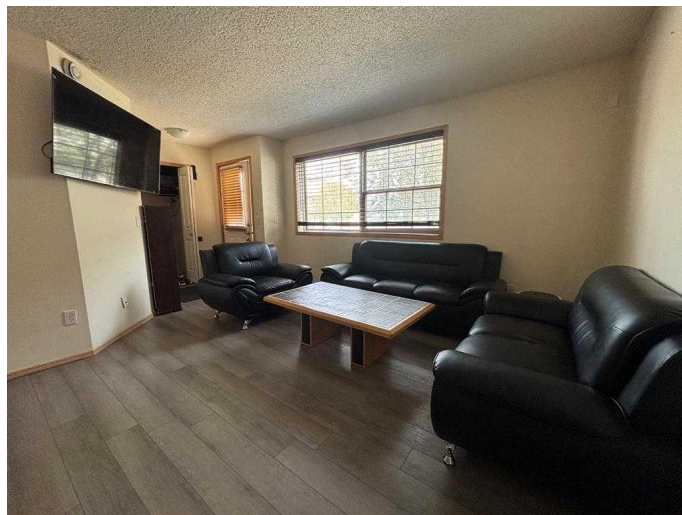
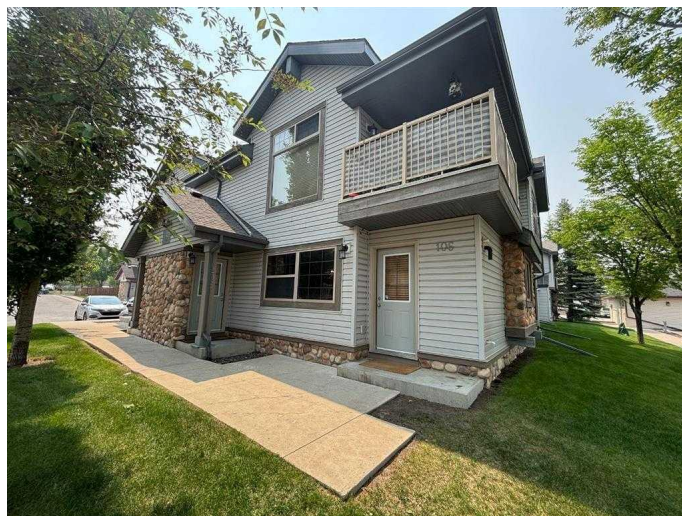
Built in 2005

## Essential Information

MLS® # A2249649

Price \$294,800

Bedrooms 2



Bathrooms	1.00
Full Baths	1
Square Footage	805
Acres	0.00
Year Built	2005
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

### Community Information

Address	106, 8 Everridge Square Sw
Subdivision	Evergreen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y5J7

### Amenities

Amenities	Parking
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	In Floor
Cooling	None
Basement	None

### Exterior

Exterior Features	Private Entrance
Lot Description	Corner Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	August 18th, 2025
Days on Market	12
Zoning	M-1 d75

**Listing Details**

Listing Office	First Place Realty
----------------	--------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.