

# \$329,900 - 410, 2300 Evanston Square Nw, Calgary

MLS® #A2233020

**\$329,900**

2 Bedroom, 2.00 Bathroom, 844 sqft

Residential on 0.00 Acres

Evanston, Calgary, Alberta

Welcome to Unit 410 at 2300 Evanston Square NW! This bright and beautifully maintained TOP-FLOOR condo offers a thoughtful layout with 2 bedrooms and 2 full bathrooms, perfect for first-time buyers, downsizers, or investors. Enjoy your morning coffee or evening unwind on the sunny south-facing balcony, which overlooks the tranquil courtyard and offers views toward Nose Hill Park.

Inside, you'll find an open-concept design filled with natural light and enhanced by tasteful upgrades, including modern paint throughout and refinished kitchen cabinetry. The spacious living and dining areas create a welcoming atmosphere for everyday living and entertaining.

Additional features include in-suite laundry, a separate storage locker, and titled heated underground parking. Ideally located in a quiet, well-managed building just steps from parks, walking paths, playgrounds, grocery stores, restaurants, shopping, transit, and major routes.

Don't miss your chance to own this stylish, move-in-ready home in one of NW Calgary's most desirable communities.

Built in 2014

## Essential Information



|                |                   |
|----------------|-------------------|
| MLS® #         | A2233020          |
| Price          | \$329,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 844               |
| Acres          | 0.00              |
| Year Built     | 2014              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 410, 2300 Evanston Square Nw |
| Subdivision | Evanston                     |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T3P 0G8                      |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Elevator(s), Parking, Trash, Visitor Parking, Other |
| Parking Spaces | 1   |
| Parking        | Parkade, Underground                                |
| # of Garages   | 1   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Elevator, French Door, No Smoking Home, See Remarks                                |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked |
| Heating           | Baseboard  |
| Cooling           | None   |
| # of Stories      | 4  |

### Exterior

|                   |                      |
|-------------------|----------------------|
| Exterior Features | Other, Storage       |
| Construction      | Concrete, Wood Frame |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 20th, 2025 |
| Days on Market | 18              |
| Zoning         | M-1 d75         |

### **Listing Details**

|                |                         |
|----------------|-------------------------|
| Listing Office | Century 21 Argos Realty |
|----------------|-------------------------|

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