

# \$400,000 - 307, 150 Shawnee Square Sw, Calgary

MLS® #A2210104

**\$400,000**

2 Bedroom, 2.00 Bathroom, 792 sqft

Residential on 0.00 Acres

Shawnee Slopes, Calgary, Alberta

VACANT unit! Sought after Shawnee Slopes has a new listing just for you! This gorgeous 3rd floor, 2 beds, 2 bath 791 sq. ft. home, features 9' high ceilings and an open floor plan that encompasses the living room and gourmet kitchen. Here you will find a center island with storage, stainless steel appliances, granite countertops and chevron tiled backsplash. This 3rd unit has a light-coloured palette, luxury vinyl plank flooring throughout. The balcony has a gas hookup for your BBQing convenience. The primary bedroom offers a large walk-through closet and the second bedroom has a good-sized closet as well. The main bath boasts of a deep tub and tall counter and the laundry machines are full-sized. You'll have access to a titled underground parking stall and storage unit. The condo is close to Fish Creek Provincial Park, C-train station, playgrounds, St. Mary's University, and Shawnessy Shopping Centre. Macleod Trail is easily accessible. It's the perfect place to call home! This is a great first home purchase or a reliable investment property.

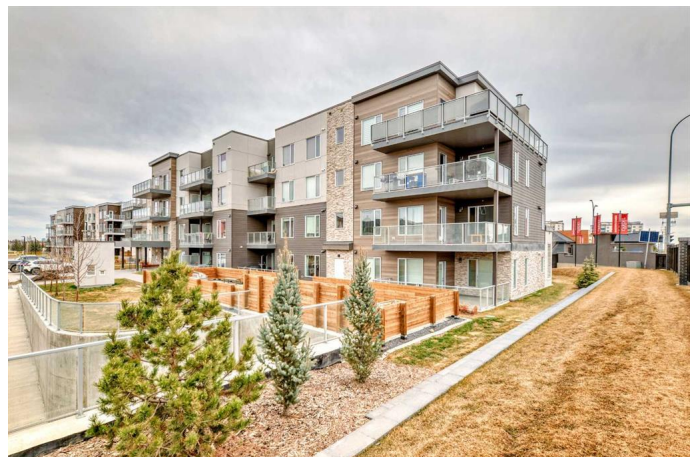
Built in 2022

## Essential Information

MLS® #                   A2210104

Price                     \$400,000

Bedrooms             2



Bathrooms	2.00
Full Baths	2
Square Footage	792
Acres	0.00
Year Built	2022
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	307, 150 Shawnee Square Sw
Subdivision	Shawnee Slopes
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y0T6

### **Amenities**

Amenities	Snow Removal, Trash, Visitor Parking, Secured Parking
Parking Spaces	1
Parking	Stall, Titled, Underground
# of Garages	1

### **Interior**

Interior Features	Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Soaking Tub, Storage, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard, Natural Gas
Cooling	None
# of Stories	4

### **Exterior**

Exterior Features	Balcony, BBQ gas line, Courtyard
Roof	Asphalt
Construction	Aluminum Siding, Concrete, Mixed, Wood Frame
Foundation	Poured Concrete

## **Additional Information**

Date Listed	April 9th, 2025
Days on Market	11
Zoning	DC

## **Listing Details**

Listing Office	Real Broker
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