

# \$344,000 - 111, 200 Shawnee Square Sw, Calgary

MLS® #A2204238

**\$344,000**

2 Bedroom, 1.00 Bathroom, 604 sqft

Residential on 0.00 Acres

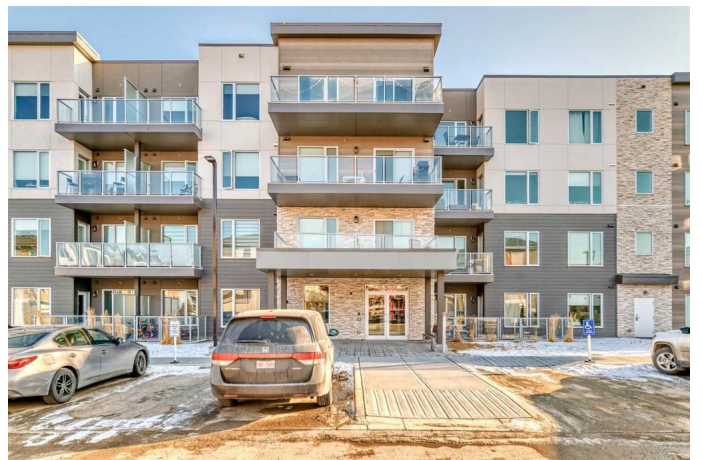
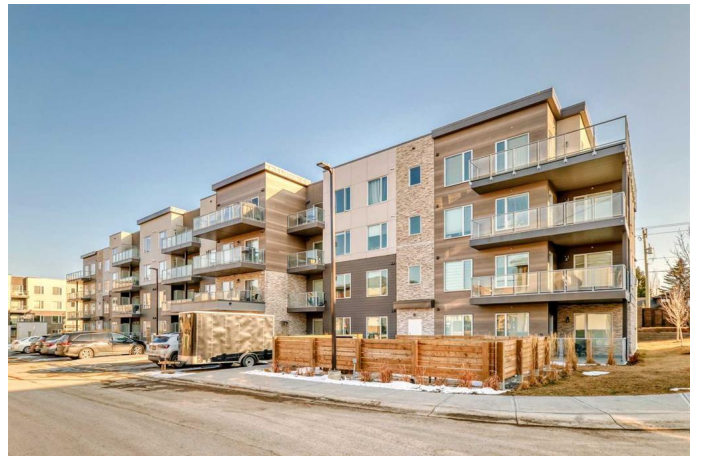
Shawnee Slopes, Calgary, Alberta

Located in Shawnee Slopes with 2 beds, 1 bath 604 sq. ft. of living space, this unit 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 main floor unit comes with luxury plank flooring and plush carpet in the bedrooms and gas hookup on the balcony. The primary bedroom offers a large 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. Tenant rights apply, occupied until May 31, 2025.

Built in 2023

## Essential Information

MLS® #	A2204238
Price	\$344,000
Bedrooms	2
Bathrooms	1.00



Full Baths	1
Square Footage	604
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	111, 200 Shawnee Square Sw
Subdivision	Shawnee Slopes
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0T7

### **Amenities**

Amenities	Secured Parking, Snow Removal, Storage, Trash, Visitor Parking
Parking Spaces	1
Parking	Titled, Underground

### **Interior**

Interior Features	Built-in Features, Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Recessed Lighting, Vinyl Windows
Appliances	Dishwasher, Electric Cooktop, Electric Oven, Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Baseboard, Natural Gas
Cooling	None
# of Stories	4

### **Exterior**

Exterior Features	Balcony
Roof	Asphalt
Construction	Mixed
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 20th, 2025
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Days on Market 18  
Zoning DC

### **Listing Details**

Listing Office Real Broker

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