

\$358,000 - 504, 71 Shawnee Common Sw, Calgary

MLS® #A2164727

\$358,000

2 Bedroom, 2.00 Bathroom, 670 sqft

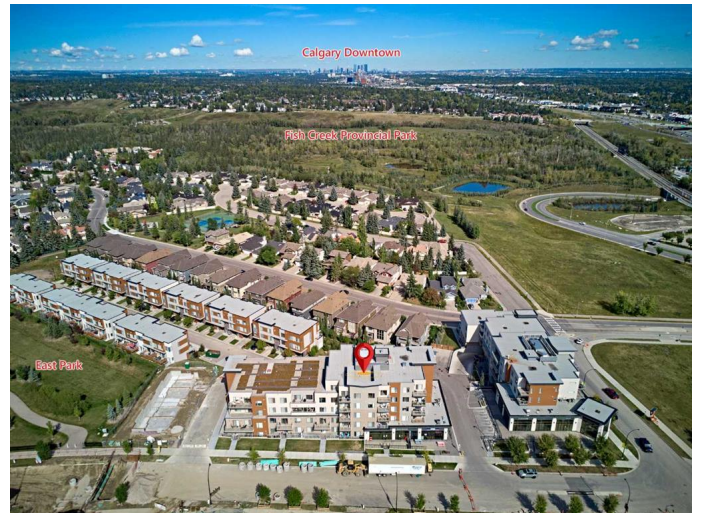
Residential on 0.00 Acres

Shawnee Slopes, Calgary, Alberta

Top floor two-bedroom, two-bathroom condo with breathtaking, unobstructed park views in the sought-after community of Shawnee Slopes. The location couldn't be more convenient, offering quick access to both James McKevitt Road and MacLeod Trail. Just a 5-minute walk to the C-Train station and Fish Creek Provincial Park, with a playground right next to the complex.

This functional top-floor unit features 9-foot ceilings, stainless steel appliances, quartz countertops, an undermount stainless steel sink, ample cabinet space, luxury vinyl plank flooring, and an oversized picture window. Additional perks include in-suite laundry, titled storage, a bike storage room, and titled underground parking. The complex also offers on-site conveniences such as shops, restaurants, an F-45 fitness center, a Montessori school, and a hair salon.

The building is equipped with great amenities, including a dog wash station and additional bike storage. Situated next to Fish Creek Park—one of Canada's largest urban parks—this location is ideal for nature lovers. With over 80 kilometers of trails through rolling hills, grasslands, and forests, it's perfect for hiking, biking, or a peaceful afternoon outdoors. This stunning condo, in an unbeatable location, is ready for you to call it home!



Built in 2020

Essential Information

MLS® #	A2164727
Price	\$358,000
Sold Price	\$352,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	670
Acres	0.00
Year Built	2020
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	504, 71 Shawnee Common Sw
Subdivision	Shawnee Slopes
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0R2

Amenities

Amenities	Parking, Playground, Snow Removal, Storage, Visitor Parking
Parking Spaces	1
Parking	Heated Garage, Titled, Underground

Interior

Interior Features	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Natural Gas
Cooling	None
# of Stories	5

Exterior

Exterior Features	Balcony, Garden
Construction	Composite Siding, Concrete, Wood Frame

Additional Information

Date Listed	September 11th, 2024
Date Sold	September 27th, 2024
Days on Market	14
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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