

# **\$370,000 - 105, 200 Shawnessy Drive Sw, Calgary**

MLS® #A2176246

**\$370,000**

2 Bedroom, 2.00 Bathroom, 1,097 sqft

Residential on 0.00 Acres

Shawnessy, Calgary, Alberta

Opportunity awaits in this updated & inviting 2-bedroom, 1.5-bathroom two-storey townhome with your own private fenced back yard in the established community of Shawnessy. Incredible value, convenience, and a low-maintenance lifestyle in the highly desirable Shawnessy Court complex. Step into the bright open front foyer that leads to a well-appointed kitchen equipped with ample, newer soft-close cabinet space, with natural light from the large front window and entryway. The spacious oversized dining area is perfect for family gatherings, easily accommodating a large table. The layout flows seamlessly into the large open living area, highlighted by a well positioned wood burning fireplace. Sliding glass doors open to your fully fenced, private backyard, ideal for outdoor entertaining or relaxation. An updated 2-piece bathroom conveniently completes the main level. Upstairs, discover two generously sized bedrooms, each with spacious closets, and an updated 4-piece bathroom. The basement offers endless possibilities for entertainment—think home theatre, game area, playroom, or gym! This well-managed, pet-friendly complex is just steps away from schools, Fish Creek pathways, LRT and shopping. Don't miss out on this home in a fantastic location—schedule your showing today and envision the possibilities!

Built in 1981



## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2176246      |
| Price          | \$370,000     |
| Sold Price     | \$368,000     |
| Bedrooms       | 2             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,097         |
| Acres          | 0.00          |
| Year Built     | 1981          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Sold          |

## Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 105, 200 Shawnessy Drive Sw |
| Subdivision | Shawnessy                   |
| City        | Calgary                     |
| County      | Calgary                     |
| Province    | Alberta                     |
| Postal Code | T2Y1G8                      |

## Amenities

|                |         |
|----------------|---------|
| Amenities      | Parking |
| Parking Spaces | 1       |
| Parking        | Stall   |

## Interior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Interior Features | No Smoking Home, Vinyl Windows                                                        |
| Appliances        | Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                            |
| Cooling           | None                                                                                  |
| Fireplace         | Yes                                                                                   |
| # of Fireplaces   | 1                                                                                     |
| Fireplaces        | Wood Burning                                                                          |
| Has Basement      | Yes                                                                                   |

Basement                      Partial, Unfinished

**Exterior**

Exterior Features      Private Yard  
Lot Description        Secluded  
Roof                      Asphalt Shingle  
Construction          Vinyl Siding, Wood Frame  
Foundation            Poured Concrete

**Additional Information**

Date Listed              October 30th, 2024  
Date Sold                November 26th, 2024  
Days on Market        27  
Zoning                    M-C1  
HOA Fees                0.00

**Listing Details**

Listing Office            eXp Realty

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