

# \$392,000 - 310, 150 Shawnee Square, Calgary

MLS® #A2251028

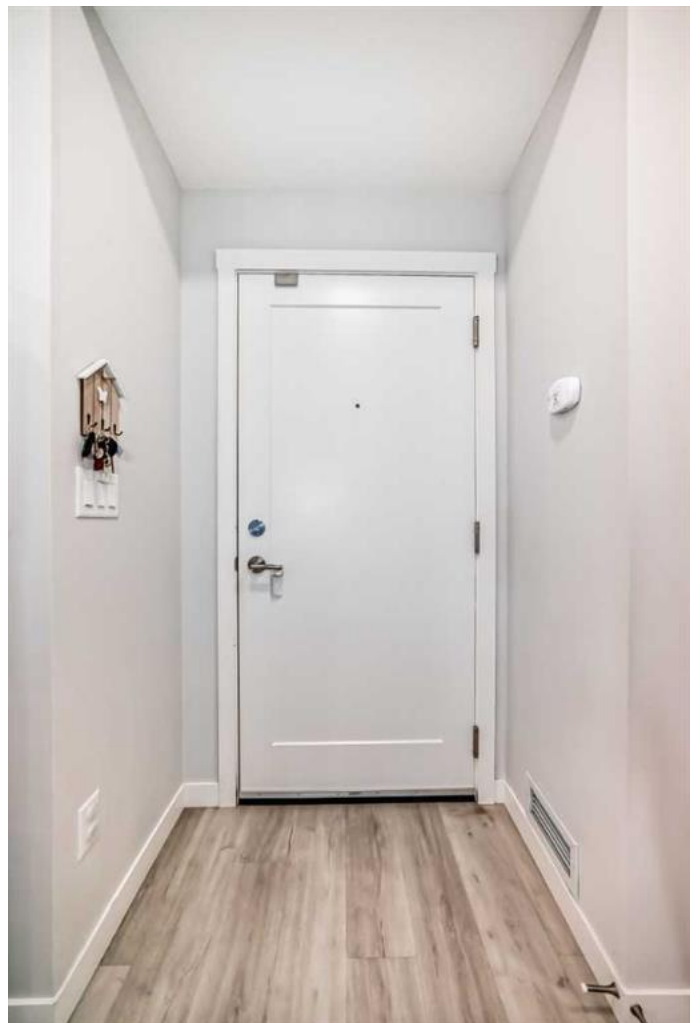
**\$392,000**

2 Bedroom, 2.00 Bathroom, 789 sqft

Residential on 0.00 Acres

Shawnee Slopes, Calgary, Alberta

Sought after Shawnee Slopes has a listing just for you! This gorgeous 3rd floor, 2 beds, 2 bath 788 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 floor 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. Currently tenanted until March/26 but this is negotiable. Tenant rights apply.



Built in 2022

## Essential Information

MLS® # A2251028

Price \$392,000

Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	789
Acres	0.00
Year Built	2022
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	310, 150 Shawnee Square
Subdivision	Shawnee Slopes
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0T6

### Amenities

Amenities	Elevator(s), Park, Parking, Playground, Secured Parking, Snow Removal, Storage, Visitor Parking
Parking Spaces	1
Parking	Stall, Titled, Underground
# of Garages	1

### Interior

Interior Features	Granite Counters, Kitchen Island, No Smoking Home, Recessed Lighting, 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, Barbecue, BBQ gas line, Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      August 23rd, 2025  
Days on Market                1  
Zoning                              DC  
HOA Fees                        210  
HOA Fees Freq.                ANN

**Listing Details**

Listing Office                    Real Broker



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