



## 290 Shawville Way Calgary Alberta

\$299,900

Welcome to this meticulously maintained 2-bedroom, 2-bathroom gem in the heart of Shawnessy! END UNIT | TITLED PARKING | WALK ACROSS THE STREET TO LRT! Spanning over 940 sqft of thoughtfully designed living space, this south-facing, ground-level condo invites you into comfort. The spacious open-concept layout flows seamlessly into the kitchen. The south-facing exposure floods the unit with natural light throughout the day, creating a warm and inviting atmosphere. Step out onto the private patio --a serene spot for morning coffee or evening relaxation. This turnkey unit is ideally located, just steps from the Shawnessy LRT station, making your commute effortless. Whether you're a first-time buyer, downsizing, or looking for a smart investment, this property offers exceptional value in a vibrant community. (id:6769)

Other 12.92 Ft x 5.17 Ft

Laundry room 6.58 Ft x 7.42 Ft

Other 9.42 Ft x 9.25 Ft

Other 5.92 Ft x 13.42 Ft

Living room/Dining room 14.92 Ft x 17.25 Ft

Bedroom 9.83 Ft x 13.25 Ft

4pc Bathroom 4.83 Ft x 7.83 Ft

Primary Bedroom 14.50 Ft x 11.83 Ft

Other 4.33 Ft x 7.67 Ft

4pc Bathroom 4.83 Ft x 7.67 Ft

Listing Presented By:



Originally Listed by:  
Seller Direct Real Estate



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