



## 30 Shawnee Common Calgary Alberta

\$469,900

Rarely will you find a more captivating 2-Storey Condo Unit than this one. Boasting 2 1/2 baths, 2 Masters Bedrooms upstairs with ensuite baths, and a half bath on the main floor, along with titled underground heated parking and storage. This property offers the ultimate convenience and luxury. Nestled in the award-winning community of Shawnee Slopes. This modern and bright unit features an open concept living space with a spacious family room, sizeable dining area, and an elegant kitchen island with quartz countertops, stainless steel appliances, and ensuite laundry. As you step inside, you'll be greeted by an extensive balcony that invites you to relax and take in the beautiful surroundings, creating a warm and serene atmosphere. The well-maintained unit is flooded with natural light and offers ample storage, with the added convenience of titled storage located on the same floor. The underground parking stall is just steps away from the elevator, and the building also features a convenient underground bike rack. Situated close to all amenities, public transportation, a provincial park, public tennis court, Shawnee Park community playground, and just a short walk to Fish Creek LRT Station, this condo unit truly offers an ideal place to call home. Don't miss the opportunity to make this stunning property your own. (id:6769)

Dining room 11.50 Ft x 6.00 Ft

Living room 17.25 Ft x 11.50 Ft

Kitchen 13.75 Ft x 9.58 Ft

Laundry room 5.33 Ft x 3.33 Ft

2pc Bathroom 5.33 Ft x 4.92 Ft

Primary Bedroom 11.50 Ft x 10.33 Ft

Bedroom 10.75 Ft x 9.25 Ft

3pc Bathroom 8.25 Ft x 4.92 Ft

4pc Bathroom 8.33 Ft x 5.33 Ft

Other 7.33 Ft x 4.08 Ft

Other 9.25 Ft x 4.08 Ft

Other 9.17 Ft x 5.67 Ft

Listing Presented By:



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DIAMOND REALTY & ASSOCIATES  
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