



## 54 Shawbrooke Court Calgary Alberta

\$409,900

DON'T MISS OUT ON THIS ONE! Impressive END UNIT townhouse in the Community of Shawnessy, The house offers a total living space of more than 1,709 square feet, 3 bedrooms, luxury vinyl plank flooring by main and upper floors. Kitchen has quartz countertops with undermount sinks, gorgeous subway tiled backsplash, custom white cabinetry and stainless steel appliances. This north facing townhome has 2 assigned parking stalls just in-front of the unit and has playground just across the street or in the middle of the complex. The backyard is fully fenced and has a private deck for family and friends to enjoy BBQ specially during the summer days. At the upper floor you will find 3 large bedrooms, luxury vinyl plank flooring and a renovated bathroom. The primary bedroom features a walk-in closet and a cheater ensuite access. The lower level offers additional living space with carpet flooring, in-unit laundry and storage area. South facing backyard allows lots of natural light and rear deck to enjoy during summertime. The property has a very convenient location with easy access to public transport and LRT Somerset Station. Within close proximity to Elementary School and High School, Superstore, YMCA, banks, shopping, theatre and restaurants. This move-in ready townhome awaits you! (id:6769)

Laundry room 7.67 Ft x 7.17 Ft

Furnace 15.17 Ft x 10.33 Ft

Recreational, Games room 15.00 Ft x 13.00 Ft

Kitchen 9.42 Ft x 8.00 Ft

Dining room 11.50 Ft x 10.83 Ft

Living room 16.58 Ft x 11.00 Ft

Foyer 8.00 Ft x 4.58 Ft

2pc Bathroom 7.83 Ft x 3.33 Ft

4pc Bathroom 8.08 Ft x 5.00 Ft

Primary Bedroom 12.83 Ft x 11.00 Ft

Bedroom 11.58 Ft x 9.92 Ft

Bedroom 9.42 Ft x 8.75 Ft

Listing Presented By:



Originally Listed by:  
CIR Realty



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