

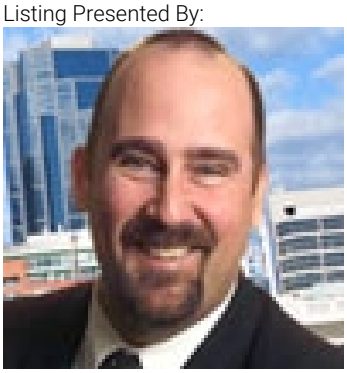
111 Shawnee Common Calgary Alberta

$559,000

It's the setting that sets this home apart: a bright corner unit with southwest exposure, green space behind, and Fish Creek Park just a short walk away. Inside, the home is equally inviting, with a neutral, tasteful palette, low-maintenance flooring and 9' ceilings creating a fresh, contemporary feel. The main level brings the kitchen, dining and living spaces together in one open, airy layout that feels spacious and easy to live in. The two-toned kitchen adds just the right amount of personality, while quartz countertops, abundant lighting, pantry storage and cabinetry extending to the ceiling keep the space polished and practical. The kitchen opens directly to a southwest-facing patio overlooking the green space, an ideal spot for morning coffee, summer dinners or simply relaxing outdoors. A generous living room with plenty of windows takes full advantage of the corner-unit setting and natural light, while the powder room is discreetly tucked away. Upstairs, the primary bedroom offers a walk-in closet and a contemporary ensuite with dual sinks. Two additional bedrooms provide plenty of flexibility for children, guests or a dedicated home office, with another full bathroom and convenient second-floor laundry completing the level. Air-conditioning adds comfort through the warmer months. Downstairs, the double under-drive garage is heated and provides secure parking, with a private driveway for additional vehicles, plus useful storage and a utility room. The location makes everyday life especially easy. Fish Creek Park is close enough to become part of your routine, whether that means walking the dog, cycling the pathways or getting outside for a weekend stroll. Macleod Trail is nearby for groceries, restaurants, shopping and services, while the C-Train is within walking distance for an easy commute around the city. A great fit for a professional couple, young fami...

Foyer 4.83 Ft x 12.17 Ft
Living room 18.83 Ft x 11.75 Ft
Dining room 11.25 Ft x 10.00 Ft
Kitchen 9.08 Ft x 18.83 Ft
2pc Bathroom 4.75 Ft x 6.08 Ft
Laundry room 5.67 Ft x 3.25 Ft
Primary Bedroom 11.17 Ft x 12.00 Ft
Other 5.42 Ft x 6.92 Ft
Bedroom 9.08 Ft x 10.42 Ft
Bedroom 9.33 Ft x 10.00 Ft
5pc Bathroom 5.00 Ft x 12.00 Ft
4pc Bathroom 5.00 Ft x 10.00 Ft

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