



# 55 Shawbrooke Crescent Calgary Alberta

\$615,000

Just move right in!! Freshly painted through-out, 2+1 bedroom 2.5 bath, 4 level split with recent updates. Kitchen has vaulted ceilings, new appliances, an eating nook with access to the massive rear deck, great for BBQing. Separate dining room, sunken living room with bay window. Upper level has ,primary bedroom c/w a 5pce ensuite, walk-in closet and vaulted ceilings. Large second bedroom. Main bathroom has been updated with walk-in shower, new vanity, toilet, and tile floor. Third level has a family room with gas fireplace , third bedroom, and 2pce bath. 4th level is ready for development. New interior doors including trim and hardware, new baseboards, updated premium carpet/underlay (w/dupont stain and wear protection). New luxury vinyl plank in downstairs bedroom. Roof and furnace replaced in the last 8 years. Lots of sun in the backyard with south exposure. New fences c/w privacy wall, storage shed. (id:6769)

- Primary Bedroom 14.50 Ft x 11.58 Ft
- Bedroom 11.67 Ft x 9.67 Ft
- Other 4.92 Ft x 9.50 Ft
- 3pc Bathroom 5.00 Ft x 7.83 Ft
- 5pc Bathroom 9.25 Ft x 8.17 Ft
- Recreational, Games room 14.92 Ft x 16.25 Ft

- Office 10.42 Ft x 10.83 Ft
- 2pc Bathroom 3.00 Ft x 6.42 Ft
- Living room 10.92 Ft x 14.00 Ft
- Other 8.58 Ft x 9.25 Ft
- Other 11.42 Ft x 10.25 Ft
- Dining room 6.67 Ft x 11.42 Ft

Listing Presented By:



Originally Listed by:  
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