



## 60 Shawmeadows Crescent Calgary Alberta

\$499,900

OPEN HIUSE THIS FRIDAY 5:30-7:00 and SUNDAY 12:00-2:00!! Located in a fantastic community on a quiet street, this well-maintained detached home offers an open and inviting layout, perfect for a growing family. New windows throughout the home bring in abundant natural light, creating a bright and welcoming atmosphere. The main floor features a spacious living room and three good-sized bedrooms, all providing plenty of space for comfortable family living. A beautifully designed 4-piece bathroom completes the main level. The basement has been newly framed and drywalled, providing excellent potential for additional living space. It includes a large family room, a fourth bedroom, and ample storage. The backyard is spacious enough to accommodate a garage while leaving plenty of room for outdoor activities. This property offers an incredible opportunity for first-time home buyers looking for a move-in-ready home, or savvy investors seeking a great investment with potential for added value. Ideally located just a 5-minute walk to the C-train, within walking distance to "The Barn" community center, parks, and schools, and a short drive to shopping, this home is perfectly situated. With updated windows and limited inventory at this price point in Shawnessy, don't miss out on this fantastic opportunity! (id:6769)

3pc Bathroom 4.83 Ft x 12.58 Ft

Bedroom 12.67 Ft x 10.75 Ft

Laundry room 8.25 Ft x 11.83 Ft

Recreational, Games room 12.67 Ft x 9.67 Ft

Storage 13.17 Ft x 7.00 Ft

Storage 4.50 Ft x 10.08 Ft

Storage 9.50 Ft x 10.50 Ft

Furnace 4.83 Ft x 7.08 Ft

4pc Bathroom 4.92 Ft x 9.33 Ft

Bedroom 10.58 Ft x 7.58 Ft

Bedroom 8.42 Ft x 10.25 Ft

Dining room 10.67 Ft x 11.17 Ft

Kitchen 8.67 Ft x 13.42 Ft

Living room 14.58 Ft x 12.92 Ft

Listing Presented By:



Originally Listed by:  
CIR Realty

**RE/MAX Realty Professionals**

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141  
darylcarlson@shaw.ca