# \$385,000 - 205, 150 Shawnee Square Sw, Calgary

MLS® #A2256494

### \$385,000

2 Bedroom, 2.00 Bathroom, 965 sqft Residential on 0.00 Acres

Shawnee Slopes, Calgary, Alberta

\*\*Price Adjusted\*\* This Stylish & Spacious 2 Bedroom + Den Condo is Stunning from front to back! Welcome to PARK SOUTH at Fish Creek Exchange. Located just steps to Fish Creek LRT, easy access to everywhere. Interior fit & finish is STUNNING as luxury vinyl plank 4mm floors greet you as you enter into your spacious MODERN kitchen, with pull-up seating to the sleek QUARTZ counters for something quick, or actual dining room to sit and enjoy a meal. Stainless steel appliance package includes microwave Hood-fan, ceramic top stove & dishwasher too! Well chosen glass tile accented back-splash completes the kitchens fresh vibe. Nicely configured 9 FT ceilings in the generously sized main living area enjoys natural EAST sunshine flowing through in the mornings, or head outside to your delightful deck space for a morning beverage. Separated bedroom spaces include the luxurious carpets in PRIMARY suite walk-thru closet & refined private 3 pc ensuite. Morning EAST sunshine in bedroom 2 as well, with nearby full size stackable laundry & 4 pce bath. Nice sized DEN/FLEX room(8'8 x 7'5) could be utilized for visitors as needed or workspace. Tasteful & stylish colour palette like buying something NEW without having to wait for it. Inclusive condo fees covers most everything including the Pickleball/ Tennis courts, skating, nearby in the neighbourhood. Walkways & Pathways in this breathtaking developing up & coming neighbourhood for years to come.







Secured door entry in this NON-Smoking Designated building, Titled underground heated parking as well as bike storage room and Titled storage area too! Don't miss your chance to buy the NEW & pretty version of the condo you've always wanted with loads of space!

#### Built in 2022

Year Built

#### **Essential Information**

MLS® # A2256494 Price \$385,000

Bedrooms 2
Bathrooms 2.00
Full Baths 2
Square Footage 965
Acres 0.00

Type Residential Sub-Type Apartment

Style Single Level Unit

2022

Status Active

## **Community Information**

Address 205, 150 Shawnee Square Sw

Subdivision Shawnee Slopes

City Calgary
County Calgary
Province Alberta
Postal Code T2Y 0T6

#### **Amenities**

Amenities Bicycle Storage, Elevator(s), Park, Playground, Secured Parking, Visitor

Parking, Racquet Courts

Parking Spaces 1

Parking Garage Door Opener, Parkade, Titled, Underground, See Remarks

#### Interior

Interior Features Closet Organizers, Granite Counters, Kitchen Island, No Smoking Home

Appliances Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer

Stacked

Heating Baseboard, Natural Gas

Cooling None

# of Stories 4

Basement None

#### **Exterior**

Exterior Features Balcony, BBQ gas line, Lighting

Roof Asphalt Shingle

Construction Brick, Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed September 12th, 2025

Days on Market 50

Zoning DC

HOA Fees 23

HOA Fees Freq. MON

## **Listing Details**

Listing Office RE/MAX First

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