



GRASSROOTS
REALTY GROUP

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104, 660 Shawnee Square SW
Calgary, Alberta

MLS # A2318630



\$357,800

Division:	Shawnee Slopes		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	731 sq.ft.	Age:	2024 (2 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 411
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters		

Inclusions: N/A

Located in the established southwest community of Shawnee Slopes, this well-appointed 2-bedroom, 2-bathroom condo presents an exceptional opportunity for first-time buyers and investors alike. The unit features a modern kitchen with quartz countertops, stainless steel appliances, a tiled backsplash, and an island with breakfast bar, complemented by a spacious living area with large windows and in-unit laundry. The primary bedroom offers a walk-through closet and private 3-piece ensuite, while a second bedroom, second full bathroom, and den provide added flexibility for a home office, guest space, or storage. A titled storage unit and titled heated underground parking — a genuinely valuable feature in Calgary's climate — round out an already practical and appealing package. Walkable to shopping, schools, parks, and the C-Train, this is a well-rounded property in a community with lasting appeal. Contact your REALTOR® today to arrange a private showing.