

# \$369,900 - 408, 30 Shawnee Common Sw, Calgary

MLS® #A2229570

**\$369,900**

2 Bedroom, 2.00 Bathroom, 791 sqft

Residential on 0.00 Acres

Shawnee Slopes, Calgary, Alberta

Prime location in Fish Creek Exchange! This beautifully maintained and spacious 2-bedroom, 2-bathroom condo in the desirable community of Shawnee Slopes SW offers nearly 800 sq ft of thoughtfully designed living space, perfect for homeowners or investors. Ideally situated within walking distance to the Shawnessy LRT station and the scenic trails of Fish Creek Park, this unit features a bright, open-concept layout with a fully upgraded kitchen that includes stainless steel appliances, quartz countertops, soft-close cabinets, an undermount sink, a sleek tile backsplash, and a large island ideal for meal prep and entertaining. The living and dining areas are open and welcoming, filled with natural light from large windows. The spacious primary bedroom offers a walk-through closet and a private 3-piece ensuite with a full-size tiled shower, while the second bedroom and 4-piece bath provide additional comfort and flexibility for guests, roommates, or a home office. Additional features include a full-size in-suite washer and dryer, titled underground parking, a titled storage locker, and a pet-friendly policy that welcomes both cats and dogs. Enjoy the convenience of nearby shops, restaurants, schools, parks, and all amenities, all while living in a quiet, well-managed complex. Don't miss your chance to own this modern and move-in-ready condo in one of SW Calgary's most connected and nature-filled communities!



Built in 2019

## Essential Information

MLS® #	A2229570
Price	\$369,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	791
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information

Address	408, 30 Shawnee Common Sw
Subdivision	Shawnee Slopes
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0R1

## Amenities

Amenities	Elevator(s), Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Titled, Underground

## Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	Central Air
# of Stories	4

## Exterior

Exterior Features	Balcony, Playground
-------------------	---------------------

Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	June 11th, 2025
Days on Market	52
Zoning	DC
HOA Fees	20
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	TrustPro Realty
----------------	-----------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.