

# \$350,000 - 314, 700 Shawnee Square Sw, Calgary

MLS® #A2221286

## \$350,000

1 Bedroom, 1.00 Bathroom, 490 sqft

Residential on 0.00 Acres

Shawnee Slopes, Calgary, Alberta

Luxury Meets Lifestyle! BRAND NEW 2025 condo just minutes from Fish Creek Park! This is more than just a condo—it's your gateway to elevated living, within a short distance to downtown. Be the very first to own this stunning, brand new 1 bedroom, 1 bathroom unit designed for those who crave style, convenience, and connection to nature. Set in a prime location steps from vibrant new amenities, restaurants, pubs, and minutes from Shawnessy shopping, this executive condo offers everything you need—without the noise or stress of downtown. And for outdoor lovers? Fish Creek Park is right at your doorstep, offering endless trails to bike and hike, scenic beauty, and space to unwind. Inside, you'll find sleek, modern finishes, an open-concept layout, and natural light that floods the space—perfect for entertaining or just relaxing after a long day. Your heated underground parking stall, and locked storage unit add the security and comfort we all crave. Whether you're a single executive, first-time buyer, couple or looking for an incredible investment with high rental potential, this property delivers. Downtown lifestyle. Suburban ease. Nature next door. Why compromise when you can have it all? Move fast—this is the kind of opportunity that doesn't last. Book your private tour today and step into the lifestyle you deserve. \*Note that this unit comes with the added value of 3 years of property management for rental properties from Blue Jean Condo



Management, as well as a titled storage locker which was a \$5000 add on at purchase.

Built in 2025

**Essential Information**

MLS® #	A2221286
Price	\$350,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	490
Acres	0.00
Year Built	2025
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

**Community Information**

Address	314, 700 Shawnee Square Sw
Subdivision	Shawnee Slopes
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0Z6

**Amenities**

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

**Interior**

Interior Features	Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Storage
Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer Stacked
Heating	Baseboard
Cooling	None

# of Stories            4

## Exterior

Exterior Features    Balcony

Construction        Wood Frame

## Additional Information

Date Listed           May 14th, 2025

Days on Market      4

Zoning                tbd

## Listing Details

Listing Office        RE/MAX Landan Real Estate

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