\$469,900 - 56 Shawmeadows Close Sw, Calgary

MLS® #A2264207

\$469,900

3 Bedroom, 1.00 Bathroom, 1,125 sqft Residential on 0.08 Acres

Shawnessy, Calgary, Alberta

Nestled in a private cul-de-sac only steps from the LRT, this desirable Shawnessy 2 storey home boasts over 1500 sq. ft. of total space, complete Central A/C, plus a finished basement! Be drawn into the spacious living room with large windows that flood the area with natural light! Hardwood floors adorn this area. The bright open kitchen is complete with updated cabinetry and newer stainless steel appliances. The eat-in dining area is complimented by the large windows that give sunny views of the "south-facing" tranquil oversized backyard! The rear deck is large and perfect for entertaining or simply enjoying the sunshine. Ascend to the upper level, complete with the primary master suite, plus two adjacent bedrooms. A 4 piece bathroom completes the upper level. The basement is finished with a family room - tastefully cozy and inviting, plus a large storage and laundry area. Flooring is engineered hardwood. Enjoy being a few steps from the LRT, plus close proximity to Fish Creek Park. Within walking distance to Shawville (grocery stores, theatre, pubs, restaurants, health care services). A healthy lifestyle awaits you...no need to own a car!







Built in 1980

Essential Information

MLS® # A2264207 Price \$469,900 Bedrooms 3

Bathrooms 1.00

Full Baths 1

Square Footage 1,125 Acres 0.08

Year Built 1980

Type Residential

Sub-Type Detached

Style 2 Storey

Status Active

Community Information

Address 56 Shawmeadows Close Sw

Subdivision Shawnessy

City Calgary
County Calgary
Province Alberta

Postal Code T2Y 1A7

Amenities

Parking Spaces 4

Parking Off Street, Parking Pad

Interior

Interior Features See Remarks

Appliances Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator,

Washer, Window Coverings

Heating Forced Air Cooling Central Air

Has Basement Yes
Basement Full

Exterior

Exterior Features Other

Lot Description Back Lane, Back Yard, City Lot, Landscaped, See Remarks

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed October 28th, 2025

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Days on Market

Zoning R-CG

Listing Details

Listing Office eXp Realty

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