



GRASSROOTS
REALTY GROUP

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16218 Shawbrooke Road SW
Calgary, Alberta

MLS # A2279390



\$559,900

Division:	Shawnessy		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,066 sq.ft.	Age:	1994 (32 yrs old)
Beds:	5	Baths:	2
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Landscaped, Yard Lights		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Granite Counters		

Inclusions: N/A

All the wonderful attributes of a community that you have been looking for, you have found it in Shawnessy. Schools, transit, shopping, parks and playgrounds add to the community charm where you will find your new Stunning four-level split, featuring a double attached garage and a prime location near LRT. This stunning property boasts Elegance and Functionality. Featuring 5 bedrooms and 2 full bathrooms, this spacious home offers ample living space for families or professionals alike. Upgrades includes new stainless steel appliances, quartz countertops, and refreshed kitchen and bathroom cabinetry. The bright living room with vaulted ceilings offers new vinyl flooring, while the upper level has three spacious bedrooms with new carpet, including a primary suite with a walk-in closet. Roofing was replaced in 2022. Call today to book your viewing appointment.