



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

**111, 660 Shawnee Square
Calgary, Alberta**

MLS # A2197072



\$345,000

Division:	Shawnee Slopes		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Low-Rise (1-4)		
Size:	597 sq.ft.	Age:	2024 (1 yrs old)
Beds:	2	Baths:	1
Garage:	Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 312
Basement:	-	LLD:	-
Exterior:	Cement Fiber Board, Vinyl Siding	Zoning:	TBD
Foundation:	-	Utilities:	-
Features:	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters		

Inclusions:	N/A
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Discover stylish living in Shawnee Slopes with this bright and spacious 2-bedroom, 1-bathroom main-floor condo! Boasting large south-facing windows that flood the space with natural sunlight, enjoy your private balcony—perfect for morning coffee or evening relaxation. The open-concept layout features a modern kitchen with quartz countertops, stainless steel appliances, and a large island—ideal for entertaining. Luxury vinyl plank flooring runs throughout the kitchen and living areas, while plush carpet in the bedrooms offers comfort and warmth. You'll love the full-sized in-suite laundry with extra storage space and the unbeatable location—just minutes to Fish Creek Park, LRT, shopping, and amenities. PLUS 1 titled underground parking stall included. Whether you're a first-time buyer, investor, or downsizer—this is the perfect opportunity to own in one of Calgary's most sought-after communities. Don't miss out!