

\$674,900 - 165 Shawinigan Drive Sw, Calgary

MLS® #A2245353

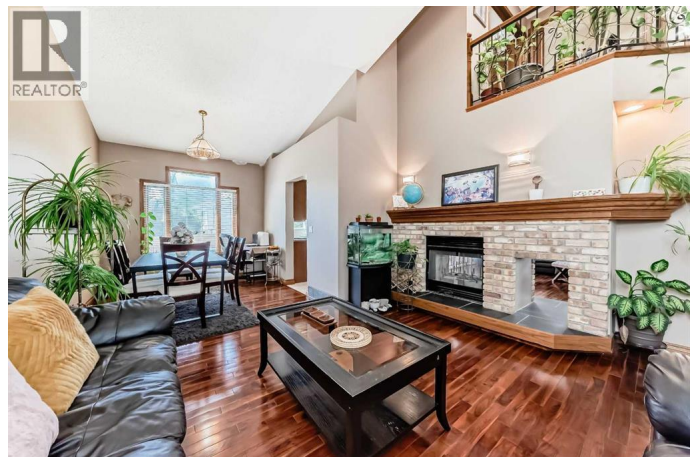
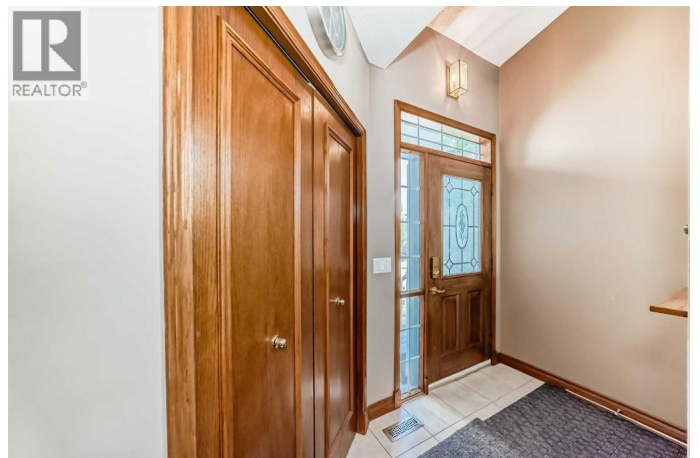
\$674,900

5 Bedroom, 4.00 Bathroom, 1,776 sqft

Single Family on 0.12 Acres

Shawnessy, Calgary, Alberta

" REDUCED BY \$40,000 TO ACCOMMODATE THE CURRENT MARKET" Welcome to this stunning 5 bedroom, 4 bathroom two story "Executive Home" , situated on a corner lot in the mature family oriented neighborhood of Shawnessy. As you enter this bright and elegant home you are greeted with 14' vaulted ceilings , tiled entrance, gleaming maple hardwood floors, a spectacular brick faced TWO sided wood burning fireplace (with gas starter) that doubles from living room to family room. The nook style kitchen has stainless appliances, (brand NEW dishwasher) under-mount sinks, granite counter tops along with a large eating area. The very spacious Master suite boasts double entrance doors, a five piece en-suite bath with double doors, a large walk-in closet and for convenience "Upstairs" laundry. The other two bedrooms on the second floor are also generous in size. But you will absolutely fall in love with the "Juliet" balcony open to the lower living area. The basement is fully finished with 2 more generous bedrooms, a four piece bath, a second family room as well as a wet bar/kitchenette. The south facing large deck with aluminum railings and treated wood floor along with the spacious back yard is ready for all your summer entertaining. Over \$40,000 has been spent in the past few years on : New roof, "Fortress' style treated wood fencing along most of the perimeter of the property (including retaining wall), and many NEW vinyl maintenance free double glazed windows.



Located close to schools, shopping centers and other amenities. Don't miss this gem of a home. Book your private viewing today. It won't last!! (id:6289)

Built in 1990

Essential Information

Listing #	A2245353
Price	\$674,900
Bedrooms	5
Bathrooms	4.00
Half Baths	1
Square Footage	1,776
Acres	0.12
Year Built	1990
Type	Single Family
Sub-Type	Freehold

Community Information

Address	165 Shawinigan Drive Sw
Subdivision	Shawnessy
City	Calgary
Province	Alberta
Postal Code	T2Y2W1

Amenities

Amenities	Schools, Shopping
Features	See remarks, Back lane, PVC window, French door, No Animal Home, No Smoking Home
Parking Spaces	2
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Refrigerator, Dishwasher, Stove, Microwave, Garburator, Garage door opener, Washer & Dryer
Heating	Other, Forced air
Cooling	None

Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Stucco
Exterior Features	Garden Area
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office Diamond Realty & Associates LTD.



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. REALTOR®. Member of CREA and more.

Listing information last updated on October 15th, 2025 at 11:47am PDT