

\$538,000 - 447 Shawbrooke Circle Sw, Calgary

MLS® #A2257845

\$538,000

4 Bedroom, 3.00 Bathroom, 1,085 sqft

Single Family on 0.12 Acres

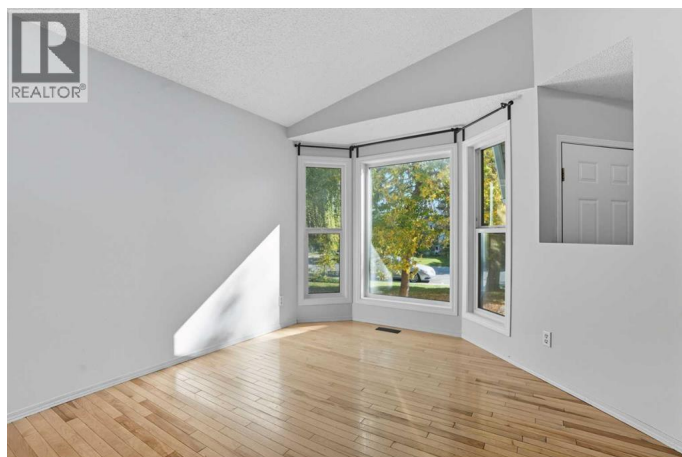
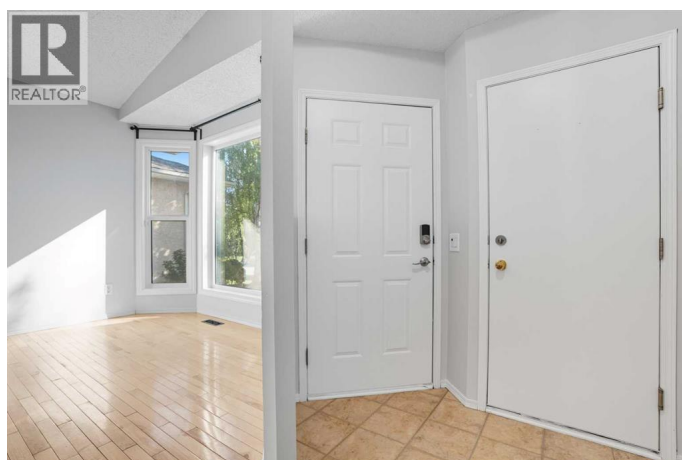
Shawnessy, Calgary, Alberta

This property offers great value and only requires a little TLC—no major renovations needed. The home is fully livable as is, with plenty of potential to personalize over time. As of October 2, 2025, it stands as the most affordable detached home with an attached garage in SW Calgary. Freshly painted and move-in ready, this bright and inviting home offers comfort, flexibility, and timeless charm. Inside, you’ll find four spacious bedrooms, three full bathrooms, a welcoming living room, and a sun-filled eat-in kitchen with a functional layout designed for everyday living. Natural light fills the home, creating a warm and airy feel throughout. 7 Windows were replaced in 2014, Shingles replaced in the last 10 years, and hot water tank in 2015. Transit & Commuting: Just minutes from the Shawnessy LRT station and major routes like Macleod Trail and Stoney Trail, commuting downtown or across the city is a breeze. Lifestyle & Recreation: Enjoy endless nearby amenities—movie theatres, fitness centres, libraries, shopping, and quick access to Fish Creek Park—all right at your doorstep. Don’t miss this opportunity to own a home that truly has it all. Book your private showing today! (id:6289)

Built in 1991

Essential Information

Listing # A2257845



Price	\$538,000
Bedrooms	4
Bathrooms	3.00
Square Footage	1,085
Acres	0.12
Year Built	1991
Type	Single Family
Sub-Type	Freehold
Style	4 Level

Community Information

Address	447 Shawbrooke Circle Sw
Subdivision	Shawnessy
City	Calgary
Province	Alberta
Postal Code	T2Y2Z4

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	Back lane, No Animal Home, No Smoking Home
Parking Spaces	4
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Refrigerator, Dishwasher, Stove, Microwave, Hood Fan
Heating	Natural gas Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Has Basement	Yes

Exterior

Exterior	Vinyl siding, Wood siding
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	2% Realty
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