

\$404,888 - 14615 Shawnee Gate Sw, Calgary

MLS® #A2223689

\$404,888

3 Bedroom, 3.00 Bathroom, 1,384 sqft

Residential on 0.00 Acres

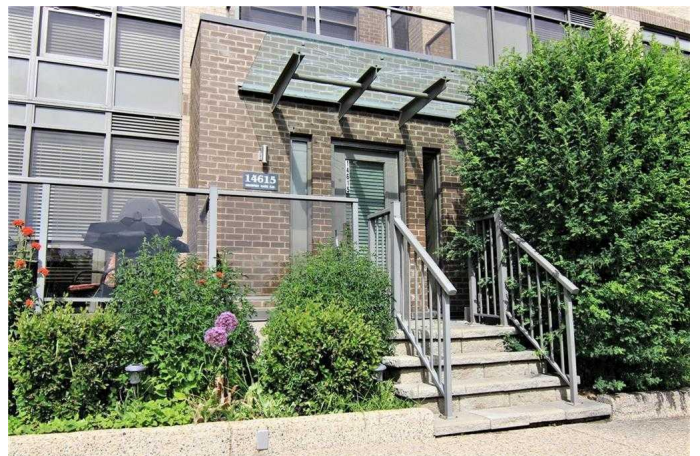
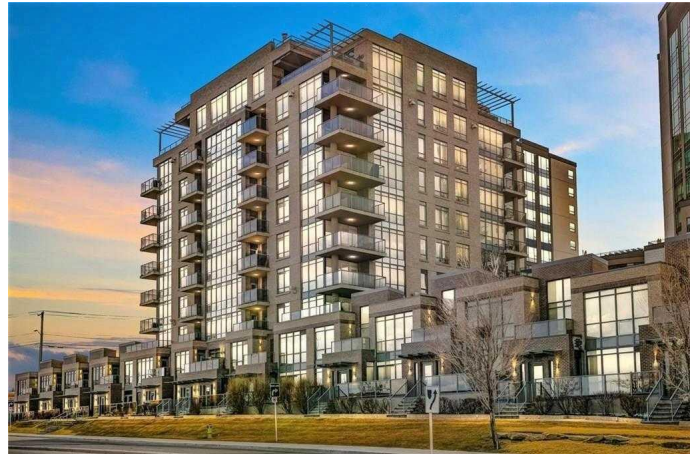
Shawnee Slopes, Calgary, Alberta

Executive Living in the Heart of Shawnee Gates!

Welcome to one of the most desirable communities in the city, where style meets convenience! Just steps away from the C-TRAIN, Fish Creek Park, top-rated schools, shopping, and every amenity you could need—this location truly has it all. This beautifully upgraded 2-storey executive townhouse offers refined living with modern elegance. The open-concept main floor is bathed in natural light, showcasing rich hardwood floors and a seamless flow between the spacious living, dining, and kitchen areas. The gourmet kitchen is a chef's dream with stainless steel appliances, quartz countertops, an abundance of cabinetry, and a functional L-shaped island with an eating bar—perfect for entertaining! A generously sized den and a stylish half bath complete the main level.

Upstairs, retreat to your private primary suite featuring a luxurious 5-piece ensuite, his-and-hers closets, and your own secluded balcony—ideal for morning coffee or evening relaxation. The second bedroom is equally impressive and serviced by a pristine 4-piece bath.

This unique unit offers dual access—a front entry leading to a charming street view and a rear exit with easy access to the building's main lobby. Additional features include heated underground parking, a storage locker, and 2



Titled parking stalls which is very rare.
Immaculately maintained and thoughtfully designed, this stunning home is a must-see for anyone seeking the perfect blend of comfort, class, and convenience.
Don't miss your chance to call Shawnee Gates home—schedule your private showing today!

Built in 2009

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2223689 |
| Price | \$404,888 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,384 |
| Acres | 0.00 |
| Year Built | 2009 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 14615 Shawnee Gate Sw |
| Subdivision | Shawnee Slopes |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2Y 0K4 |

Amenities

| | |
|----------------|---------------------------------------|
| Amenities | Elevator(s), Secured Parking, Storage |
| Parking Spaces | 2 |
| Parking | Heated Garage, Parkade, Stall, Titled |

Interior

| | |
|-------------------|---|
| Interior Features | Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Separate Entrance |
| Appliances | Dishwasher, Dryer, Gas Stove, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating | Fan Coil, Natural Gas |
| Cooling | Central Air |
| Basement | None |

Exterior

| | |
|-------------------|---------------------------------------|
| Exterior Features | Balcony |
| Lot Description | Landscaped, Low Maintenance Landscape |
| Roof | Metal |
| Construction | Brick, Concrete |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 24th, 2025 |
| Days on Market | 37 |
| Zoning | DC |

Listing Details

| | |
|----------------|------------|
| Listing Office | KIC Realty |
|----------------|------------|

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