

# \$585,000 - 141 Shawfield Way Sw, Calgary

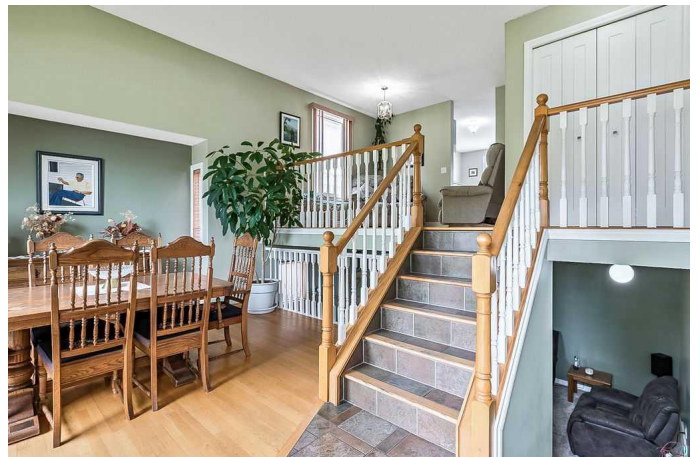
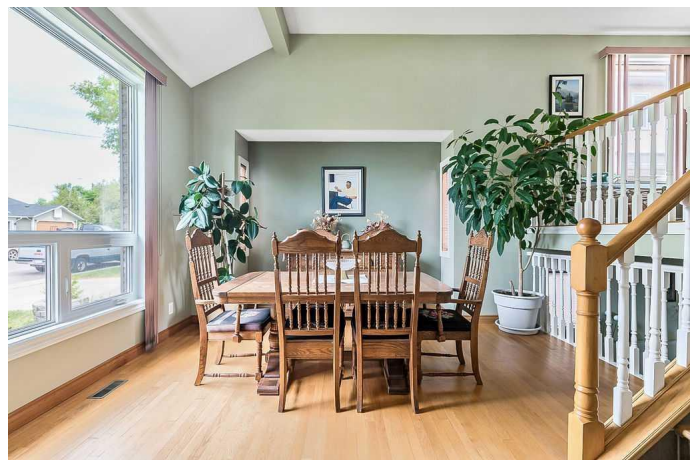
MLS® #A2225222

**\$585,000**

3 Bedroom, 1.00 Bathroom, 1,127 sqft  
Residential on 0.10 Acres

Shawnessy, Calgary, Alberta

First time to market! This Beautifully Maintained and Thoughtfully Upgraded 3-level split Home in the Sought-After Community of Shawnessy is a Rare find. With extensive upgrades, this 3-Bedroom, 1-Bathroom property offers Exceptional Value and Move-In-Ready Comfort for First-Time Buyers, Downsizers, or Investors alike. The main floor features a Bright and Open Living Space, complete with Oak Hardwood Flooring, perfect for both Relaxing and Entertaining. The kitchen has been Updated with Modern Finishes, Custom Porcelain Tiles, plenty of Cabinet Space, Large Pantry and a Functional Layout. With Three Spacious Bedrooms and a renovated full bathroom with stylish fixtures and waterproof luxury flooring. The lower level provides a versatile space with a Cozy Family Room and has AMPLE room for a home office and future development potential. Outside, enjoy a Generous backyard, ideal for Summer BBQs or your Dream Garden, RV Parking and Oversized Shed. The home's Upgrades and Renovations include: inside solid wood doors with high end hardware. Triple pane windows replaced 5 years ago with new blinds throughout. Roof, gutters and siding replaced in 2021 with a 40 year warranty on the roof. New carpet with upgraded underlay installed in 2021, PLUS Fresh Paint on the ceilings, bedrooms and bathroom. All of this is Located on a Quiet Street in a Mature neighborhood Known for its Family-Friendly Vibe, Nearby Schools, Shopping, Transit, and Easy Access



to Major Routes. Whether you're looking to Get into the Market or Expand your Portfolio, this home Delivers on Location, Lifestyle, and Long-Term Value. Donâ€™t miss your chance to own in one of Calgaryâ€™s most Established and Desirable Communities.

Built in 1990

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2225222      |
| Price          | \$585,000     |
| Bedrooms       | 3             |
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 1,127         |
| Acres          | 0.10          |
| Year Built     | 1990          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 3 Level Split |
| Status         | Active        |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 141 Shawfield Way Sw |
| Subdivision | Shawnessy            |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2Y 2Y2              |

### Amenities

|                |                               |
|----------------|-------------------------------|
| Parking Spaces | 3                             |
| Parking        | Off Street, RV Access/Parking |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | High Ceilings, No Animal Home, No Smoking Home, Storage, Vaulted Ceiling(s), Vinyl Windows |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window                            |

|              |                          |
|--------------|--------------------------|
|              | Coverings                |
| Heating      | Forced Air               |
| Cooling      | None                     |
| Has Basement | Yes                      |
| Basement     | Full, Partially Finished |

## Exterior

|                   |   |
|-------------------|---|
| Exterior Features | Fire Pit, Private Yard, Storage                         |
| Lot Description   | Back Lane, Back Yard, Front Yard, Lawn, Street Lighting |
| Roof              | Asphalt Shingle   |
| Construction      | Vinyl Siding, Wood Frame                                |
| Foundation        | Poured Concrete   |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 9th, 2025 |
| Days on Market | 23             |
| Zoning         | R-CG           |

## Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX House of Real Estate |
|----------------|-----------------------------|

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