

\$684,900 - 84 Shannon Estates Terrace Sw, Calgary

MLS® #A2267273

\$684,900

2 Bedroom, 3.00 Bathroom, 1,303 sqft

Residential on 0.08 Acres

Shawnessy, Calgary, Alberta

**** OPEN HOUSE 1:30PM to 4:00PM on SATURDAY NOV 1ST **** Sophisticated villa-style bungalow offering over 2,530 sq.ft. of beautifully developed living space in a quiet, well-managed adult (35+) community. Thoughtfully designed for comfort and style, this home features **ELEGANT UPGRADES** including engineered hardwood floors, **QUARTZ** countertops, modern lighting, newer carpets, a high-efficiency furnace, and hot water tank.

The inviting main level showcases an open, sunlit layout with a spacious living room anchored by a cozy **GAS FIREPLACE**, a bright kitchen with stainless steel appliances, corner pantry, and cheerful breakfast nook surrounded by windows. **FRENCH DOORS** open to a private deck and meticulously landscaped backyard – perfect for relaxing or entertaining. The king-sized primary suite includes **DUAL** his and hers **CLOSETS** + a **WALK-IN CLOSET** and a beautifully **RENOVATED** ensuite complete with quartz vanity, soaker tub, and separate shower. Convenient main floor laundry and a powder room complete this level.

Downstairs, the fully developed lower level offers a large family room with a second gas fireplace, an oversized second bedroom with walk-in closet, a full bathroom, and a **NEWLY ADDED SOUNDPROOFED FLEX ROOM** – ideal as a **MUSIC STUDIO**, home office, gym, or creative space.

Enjoy the ease of low-maintenance living with



a double attached garage, large driveway for an additional 2 vehicles and a CONCRETE TILE ROOF, stucco exterior, and condo fees that include landscaping, snow removal, and exterior maintenance. This complex offers endless visitor parking, perfect for the upcoming holidays while you host family and friends in your beautiful new home! Ideally situated near Fish Creek Park, shopping, LRT, and easy access to Stoney Trail.

Built in 2003

Essential Information

MLS® #	A2267273
Price	\$684,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,303
Acres	0.08
Year Built	2003
Type	Residential
Sub-Type	Row/Townhouse
Style	Side by Side, Villa
Status	Active

Community Information

Address	84 Shannon Estates Terrace Sw
Community	Shawnessy
Condo	Shannon Estates Villas
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y4C6

Amenities

Amenities	Snow Removal, Visitor Parking
-----------	-------------------------------

Parking Spaces	4
Parking	Double Garage Attached, Front Drive, Concrete Driveway, Enclosed
# of Garages	2

Interior

Interior Features	Closet Organizers, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer/Dryer
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Living Room, Mantle
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, Landscaped, Lawn, Level, Street Lighting
Roof	Clay Tile
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 27th, 2025
Days on Market	3
Zoning	M-CG d22

Listing Details

Listing Office	RE/MAX First
----------------	--------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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. Used under license.