\$995,000 - 338 Shawnee Boulevard Sw, Calgary

MLS® #A2262868

\$995,000

4 Bedroom, 4.00 Bathroom, 2,627 sqft Residential on 0.11 Acres

Shawnee Slopes, Calgary, Alberta

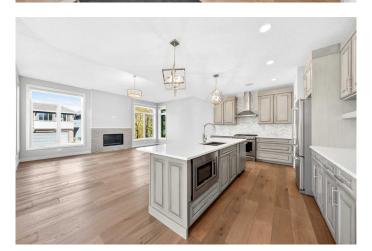
OPEN HOUSE this SUN, Oct 12th at 2-4PM Move in and enjoy this beautifully designed former Show home by Cardel Homes â€" a stunning, 3+1 Bedroom + Bonus Room home with over 3,550 sq. ft. across three levels and 9-ft ceilings throughout. This exceptional residence features an oversized front attached triple heated tandem garage ready for EV and two covered decks for outdoor living, all in the prestigious Shawnee Park community.

Step inside to the open Main Level, featuring engineered hardwood flooring throughout, large windows that fill the space with natural light, and motorized blinds adding convenience and style throughout. The layout offers a welcoming flow between rooms. The Kitchen is a chef's dream with KitchenAid stainless steel appliances, custom cabinetry, quartz countertops, a large center island with breakfast bar, and a walk-in pantry for ample storage. The Dining Room provides direct access to both covered Decks, with one featuring motorized blinds for added privacy, making it easy to step outside and enjoy outdoor living or entertaining. The Living Room features a 10-ft vaulted ceiling and cozy fireplace, offering a warm and inviting atmosphere. A Powder Room and Mud Room complete this level.

On the upper level, a spacious Family/Bonus Room provides a comfortable gathering space,







accompanied by a study/home office area with built-in desk. The spacious Primary Bedroom retreat features double barn doors to a luxurious 5-piece ensuite with dual vanities, free-standing tub, oversized shower, two walk-in closets, and extra counter space for a makeup vanity. Two additional Bedrooms each have walk-in closets, while a generous Laundry Room with sink and ample storage makes chores effortless.

The fully finished Basement, completed with Sub Floor and Vinyl Plank Flooring for extra comfort, offers a large Recreation Room with wet bar and wine fridge, an additional Bedroom, 3-piece bath, and a second set of laundry with Bosch washer & dryer, providing plenty of space for entertaining or family living.

Other highlights include heat zoning for energy efficiency, radon mitigation system, Bosch in-floor heated garage, air conditioning, exterior gemstone lighting, a fully fenced and landscaped backyard with irrigation system, and ample space for outdoor enjoyment.

Located just minutes away from parks, schools, churches, Shawnessy Shopping Centre, library/ YMCA, C-Train Station, and with easy access to Macleod Trail, this home combines style, functionality, and location in one exceptional package.

Built in 2016

Essential Information

MLS® # A2262868 Price \$995,000

Bedrooms 4

Bathrooms 4.00

Full Baths 3 Half Baths 1 Square Footage 2,627 Acres 0.11 Year Built 2016

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 338 Shawnee Boulevard Sw

Subdivision Shawnee Slopes

City Calgary
County Calgary
Province Alberta
Postal Code T2Y 0P4

Amenities

Amenities None

Parking Spaces 5

Parking Heated Garage, Insulated, Oversized, Triple Garage Attached

of Garages 3

Interior

Interior Features Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Open

Floorplan, Pantry, Quartz Counters, Soaking Tub, Vaulted Ceiling(s),

Walk-In Closet(s)

Appliances Dishwasher, Garage Control(s), Gas Stove, Refrigerator, Window

Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas, Living Room

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features None

Lot Description Back Yard, Landscaped, Rectangular Lot

Roof Asphalt Shingle

Construction Brick, Wood Frame, Mixed

Foundation Poured Concrete

Additional Information

Date Listed October 8th, 2025

Days on Market

Zoning R-CG

HOA Fees 291

HOA Fees Freq. ANN

Listing Details

Listing Office Jessica Chan Real Estate & Management Inc.

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