

\$829,900 - 417 Shawnee Terrace Sw, Calgary

MLS® #A2265741

\$829,900

3 Bedroom, 3.00 Bathroom, 1,842 sqft

Residential on 0.05 Acres

Shawnee Slopes, Calgary, Alberta

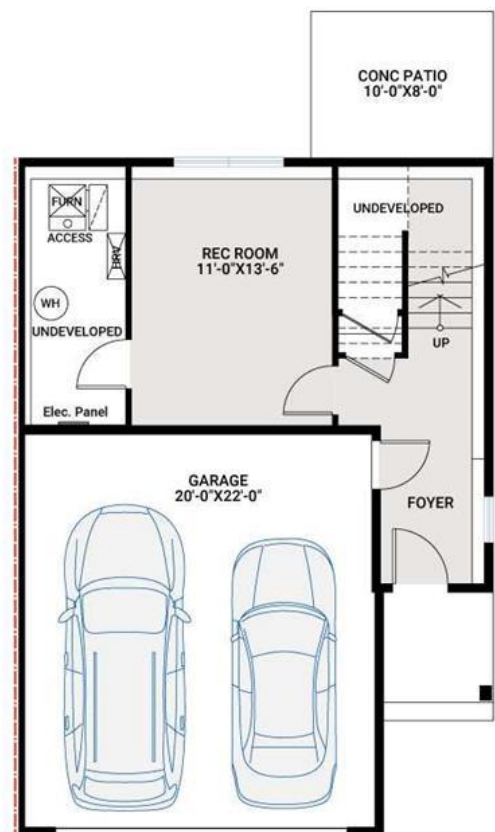
Cardel Homes is excited to offer their new BIRCH model in the award-winning community of Shawnee Park.. This luxury paired home is designed for those looking for a home in a fantastic SW Calgary location. What makes the Birch opportunity unique is its special location adjacent to Fish Creek Park and the Lacombe LRT station, spacious floorplan design, double attached garage, enhanced architectural style with large second floor balcony, huge kitchen, full yard landscaping including a backyard concrete patio.

Built in 2026

Essential Information

MLS® #	A2265741
Price	\$829,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,842
Acres	0.05
Year Built	2026
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, 3 Storey
Status	Active

Community Information



Address	417 Shawnee Terrace Sw
Subdivision	Shawnee Slopes
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0X5

Amenities

Amenities	None
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Kitchen Island
Appliances	Dishwasher, Dryer, Gas Range, Microwave, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Balcony
Lot Description	Back Yard, Cul-De-Sac, Landscaped, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Composite Siding, Stone, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 7th, 2025
Days on Market	6
Zoning	TBD
HOA Fees	100
HOA Fees Freq.	ANN

Listing Details

Listing Office	Bode Platform Inc.
----------------	--------------------

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 MLS® , Multiple Listing Service® 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.