

\$550,000 - 16227 Shawfield Drive Sw, Calgary

MLS® #A2263436

\$550,000

3 Bedroom, 2.00 Bathroom, 1,216 sqft

Residential on 0.09 Acres

Shawnessy, Calgary, Alberta

FACING GREEN SPACE | VAULTED CEILINGS | DOUBLE ATTACHED GARAGE | Youâ€™ll love this well maintained home tucked away on a quiet, tree-lined street in family-friendly Shawnessy. Facing a peaceful green space and filled with natural light, this home perfectly blends comfort, character, and convenienceâ€”with major updates already done, including a NEWER ROOF, NEWER WINDOWS, NEWER HOT-WATER TANK & WATER SOFTENER, AND ALL POLY-B PLUMBING REPLACED. Step inside to discover a bright, open-concept living area with vaulted ceilings, HARDWOOD FLOORS, painted-brick WOOD BURNING FIREPLACE and large front windows that flood the space with natural light. Youâ€™ll enjoy the SPACIOUS DINING AREA designed for comfortable family meals and effortless entertaining. The kitchen features STAINLESS-STEEL APPLIANCES, tons of counter space, WHITE CABINETRY, and room for a casual dining table. Down the hall, youâ€™ll find a PRIMARY SUITE with a 3-PIECE ENSUITE and private patio doors leading to a COVERED DECKâ€”a peaceful retreat for morning coffee or evening relaxation. 2 additional bedrooms perfect for family, guests or office space. 4-PC main bathroom. The unfinished lower level offers endless potentialâ€”create a gym, games area, or any finished space to fit your lifestyle. Enjoy a DOUBLE-ATTACHED GARAGE. Outside, youâ€™ll love the private, fenced



backyard with mature trees and a covered deck, perfect for outdoor living. Minutes to neighbourhood schools like SAMUAL W. SHAW (Grades 5-9), all the shops and restaurants at SHAWNESSY VILLAGE SHOPPING, 4 min drive to SHAWNESSY LRT, and an easy bike ride to FISH CREEK PARK. This location offers the ideal balance of tranquility and convenience. If youâ€™ve been searching for a bright, move-in-ready bungalow with outdoor space and future potential, this Shawnessy gem is just waiting for you.

Built in 1990

Essential Information

MLS® #	A2263436
Price	\$550,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,216
Acres	0.09
Year Built	1990
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	16227 Shawfield Drive Sw
Subdivision	Shawnessy
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 2J7

Amenities

Parking Spaces	4
----------------	---

Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Humidifier, Range Hood, Refrigerator, Washer, Water Softener
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 14th, 2025
Days on Market	11
Zoning	R-CG

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.