11 Shawbrooke Circle SW

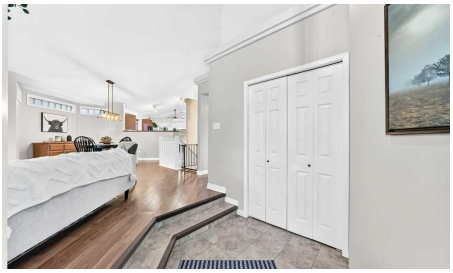
Calgary | Active | MLS® A2354181

$619,900









Bedrooms	Bathrooms	Year Built	Living area
6	**3**	**1991**	**1,354.7 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Revolve Realty Group Inc.

A closer look

Nestled within the beautiful community of Shawnessy, this charming detached bungalow offers a warm embrace to those seeking a spacious family home on. Boasting over 2537 SQUARE FEET OF LIVING SPACE, including a fully finished basement, this residence is designed for comfort and convenience. Step onto the front deck and enjoy your morning coffee while planning your day. Inside, discover an inviting entry space, access from the garage and an open floorplan with vaulted ceilings, creating an airy ambiance, complemented by crown molding. Enjoy the wood burning fireplace that adds warmth and character to the living room and dining spaces. Darker laminate flooring flows through the main level nicely contrasting with the lighter neutral wall colour. A generous eat in kitchen, adorned with large windows, leads effortlessly to the back deck featuring a gazebo and southwest facing backyard - perfect for summer evenings. Three good sized bedrooms grace the upper level, including a primary suite complete with a four-piece ensuite bath and walk-in closet. Completing this level are two additional bedrooms, and an UPDATED 4-PIECE MAIN BATHROOM for family or guests. Downstairs, there are two more bedrooms provide flexibility,alongside a dedicated office space or den and loads of STORAGE! You'll appreciate the convenience of having laundry from located in the basement adjacent to the spacious family room. Another 3 piece bathroom completes this lower level. NEW SHINGLES AND SIDING IN 2021, ensuring peace of mind for years to come. Walking distance to two schools and close proximity to major shopping centres, the recreation facility, and public transit/LRT, this home provides easy access to all your needs.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2354181
Bedrooms	6
Bathrooms	3
Year Built	1991
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0

Home Style:	Bungalow
Total Living Area:	1,354.7 sq. ft.
Main Level Finished Area:	1,354.7 sq. ft.
Below Grade Finished Area:	1,182.5 sq. ft.
Acreage:	No
Lot Area:	4,585 sq. ft.
Lot Frontage:	42'7"
Front Exposure:	Northeast
Levels:	One
Total Rooms Above Grade:	6
Year built:	1991 (Age: 35)
Bedrooms:	6 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	3
Bedrooms Below Grade:	3
Bathrooms:	3.0 (Full:3, Half:0)
Num Ensuite Baths:	1
Plan:	9111471
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, Other
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Brick, Vinyl Siding, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes

Flooring:	Carpet, Ceramic Tile, Laminate
Cooling:	None
Fireplaces:	1
Fireplace Details:	Brick Facing, Gas Starter, Living Room, Mantle, Wood Burning
Garage:	Yes
Garage Spaces:	2
Parking:	Concrete Driveway, Double Garage Attached, Driveway, Front Drive, Insulated, On Street
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	In Basement
City Quadrant:	Southwest
Community:	Shawnessy
Appliances:	Dishwasher, Dryer, Electric Stove, Washer
Inclusions:	Gazebo on Deck - TV and mount in master bedroom
Restrictions:	None Known
Main Floor	Entrance · 12'7" × 5'6" ·
Main Floor	Bedroom - Primary · 12'11" × 11'5" ·
Main Floor	Bedroom · 12'2" × 10' ·
Main Floor	Bedroom · 9'4" × 1'5" ·
Main Floor	Eat in Kitchen · 17'7" × 12'4" ·
Main Floor	Living Room · 13'6" × 13' ·
Main Floor	Dining Room · 10'6" × 10'6" ·
Lower Level	Bedroom · 9'5" × 1'2" ·
Lower Level	Bedroom · 14'4" × 11'7" ·
Lower Level	Bedroom · 13'2" × 12'4" ·

Lower Level	Den · 12'11" × 8'10" ·
Lower Level	Game Room · 20'6" × 12'7" ·
Lower Level	Laundry · 11' × 8'8" ·
Lower Level	Storage · 6' × 4'3" ·
Lower Level	Storage · 6'7" × 3'8" ·
Title to Land:	Fee Simple
Community Features:	Playground, Schools Nearby, Shopping Nearby, Walking/Bike Paths
Interior Features:	Ceiling Fan(s), Central Vacuum, Crown Molding, No Smoking Home, Open Floorplan, See Remarks, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Wood Windows
Exterior Features:	Other, Private Yard
Patio And Porch Features:	Deck, Front Porch, Glass Enclosed, Pergola, See Remarks
Lot Features:	Back Lane, Gazebo, Landscaped, Lawn, Level, Rectangular Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone S
Zoning:	R-C1
Listed Date:	Oct 23, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/11-shawbrooke-circle-sw-calgary-a2354181/

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Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.