

# \$290,000 - 503, 10 Shawnee Hill Sw, Calgary

MLS® #A2209400

**\$290,000**

1 Bedroom, 1.00 Bathroom, 559 sqft

Residential on 0.00 Acres

Shawnee Slopes, Calgary, Alberta

Welcome to The Exquisite Highbury â€“ Where Style, Comfort & Location Meet! Experience elevated living in this beautifully appointed unit at The Highbury, featuring secure fob access and luxurious designer finishings throughout. With soaring ceilings, rich hardwood floors, and expansive floor-to-ceiling windows offering unobstructed east-facing views, this home blends elegance and function seamlessly.

The gourmet kitchen is a chefâ€™s dream, showcasing a gas range, sleek drawer-style dishwasher, farmhouse double sink, quartz countertops, and a convenient breakfast bar â€“ ideal for morning coffee or entertaining guests.

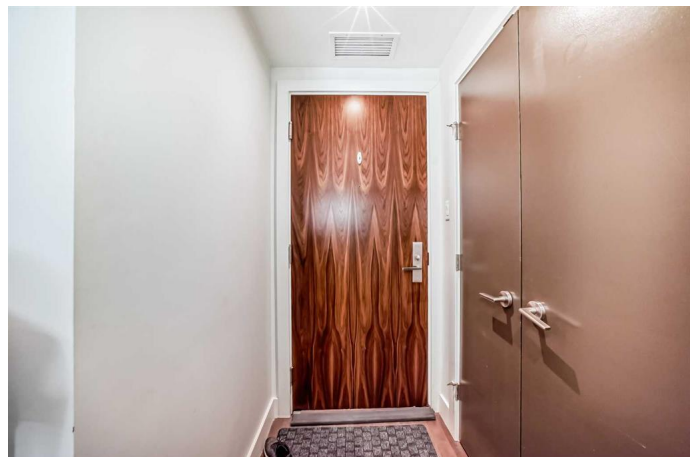
Step out onto your private balcony to enjoy breathtaking sunrises, complete with a natural gas BBQ hookup for year-round grilling. Prefer to stay cozy indoors? Take in the view from your sunlit living room.

Smart layout features include:

A welcoming entry with storage closet

In-suite laundry with stacked washer & dryer

A generous bedroom with walk-through closet and private access (cheater door) to the stylish 4-piece bathroom



Open-concept living area perfect for relaxing or hosting

Located just minutes from Fish Creekâ€“Lacombe LRT Station, Fish Creek Park, shopping, and St. Maryâ€™s University, this location offers the perfect balance of nature and convenience.

Also included: ?? Heated underground parking stall  
?? Secure storage cage

Don't miss this rare opportunity to own in one of the area's most sought-after buildings!

Built in 2009

### **Essential Information**

MLS® #	A2209400
Price	\$290,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	559
Acres	0.00
Year Built	2009
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	503, 10 Shawnee Hill Sw
Subdivision	Shawnee Slopes
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y0K5

### **Amenities**

Amenities	Elevator(s), Secured Parking, Visitor Parking
Parking Spaces	1
Parking	Underground

### **Interior**

Interior Features	Kitchen Island, No Animal Home
Appliances	Dishwasher, Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked
Heating	Other
Cooling	Central Air
# of Stories	9

### **Exterior**

Exterior Features	Balcony
Construction	Concrete

### **Additional Information**

Date Listed	April 11th, 2025
Days on Market	2
Zoning	DC

### **Listing Details**

Listing Office	CIR Realty
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