# \$584,900 - 16279 10 Street Sw, Calgary

MLS® #A2267233

## \$584,900

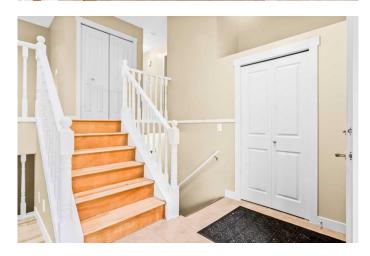
4 Bedroom, 2.00 Bathroom, 1,162 sqft Residential on 0.10 Acres

Shawnessy, Calgary, Alberta

NO POLY B | ALL PLUMBING SUPPLY LINES REPLACED | OVERSIZED HEATED GARAGE | This beautifully updated home is located in a quiet, established community with excellent access to amenities, schools, and green space. The main floor showcases hardwood and tile flooring. East facing front accentuated by the vast vaulted ceilings, and a skylight fills the home with natural light. Expansive bay windows in the front living room offers a picturesque view from the morning sun. The kitchen is a chef's dream, featuring dark cabinetry, granite countertops, tile backsplash, stainless steel appliances including a Jenn-Air cooktop and convection oven. There's a breakfast nook perfect to install cute bench seating and a formal dining room for larger gatherings. There are three bedrooms up, including a spacious primary suite with a private 3 pc ensuite and another 4 pc bath. The basement adds even more functionality with a cozy family room centered around a brick-faced wood burning fireplace, a fourth bedroom, a den, a sauna, and a large storage room. \*\*\*\*\*Numerous recent updates provide peace of mind, including upgraded vinyl windows on most of the upper level (approx. 2020). new roof, skylight and new fence (2020), 50-gallon water heater (2021), high-efficiency furnace (2024), all plumbing supply lines have been replaced (2025).\*\*\*\*\* The large backyard is a private retreat, featuring a new deck built in 2022, a garden area, cozy firepit, and tall mature trees that







provide excellent privacy. Completing the package is a heated, insulated, and oversized 24 x 24 ft detached garage which was rebuilt in 2019, convenient alley accessâ€"perfect for hobbyists, additional storage, or parking. Prime location just a 12 minute walk to Samuel W. Shaw School, playground, and outdoor rink. For those of us who still love shopping in stores, this will be your shopping haven with a multitude of stores from Walmart, Canadian Tire, Home Depot, Michaels, Shawnessy Shopping Centre, and Buffalo Run Centre. Seeking some activity? Fish Creek Provincial Park, Shawnessy YMCA, Spruce Meadows, and two golf clubs, are a quick drive away. Commuting is a breeze with easy connections to Macleod Trail, the Southwest Ring Road, C-Train stations, and a 20 minute drive to downtown Calgary. This home offers space, comfort, and convenience in one of Calgary's most accessible neighbourhoods.

Built in 1990

### **Essential Information**

MLS® # A2267233 Price \$584,900

Bedrooms 4

Bathrooms 2.00

Full Baths 2

Square Footage 1,162

Acres 0.10

Year Built 1990

Type Residential

Sub-Type Detached

Style Bi-Level

Status Active

## **Community Information**

Address 16279 10 Street Sw

Subdivision Shawnessy

City Calgary
County Calgary
Province Alberta
Postal Code T2Y 2W2

### **Amenities**

Parking Spaces 2

Parking Double Garage Detached

# of Garages 2

### Interior

Interior Features Skylight(s), Vaulted Ceiling(s)

Appliances Dishwasher, Electric Cooktop, Electric Stove, Garage Control(s),

Microwave, Refrigerator, Washer/Dryer, Window Coverings

Heating Forced Air

Cooling None
Fireplace Yes
# of Fireplaces 1

Fireplaces Wood Burning

Has Basement Yes
Basement Full

#### **Exterior**

Exterior Features None

Lot Description Rectangular Lot Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

### **Additional Information**

Date Listed October 30th, 2025

Days on Market 5

Zoning R-CG

## **Listing Details**

Listing Office Real Broker

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