

# \$259,900 - 302, 19500 37 Street Se, Calgary

MLS® #A2209742

**\$259,900**

1 Bedroom, 1.00 Bathroom, 581 sqft

Residential on 0.00 Acres

Seton, Calgary, Alberta

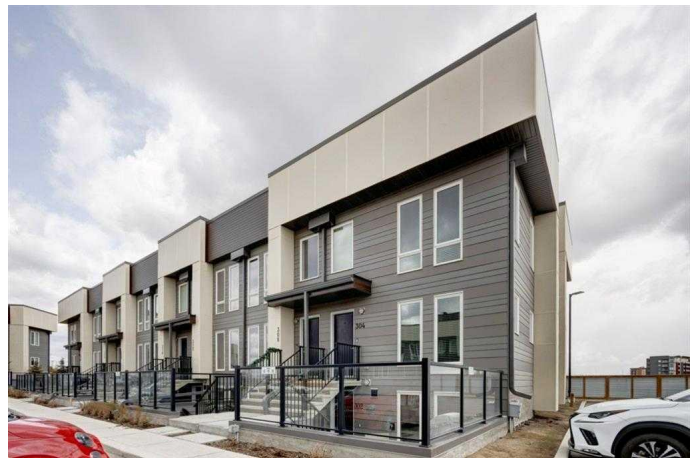
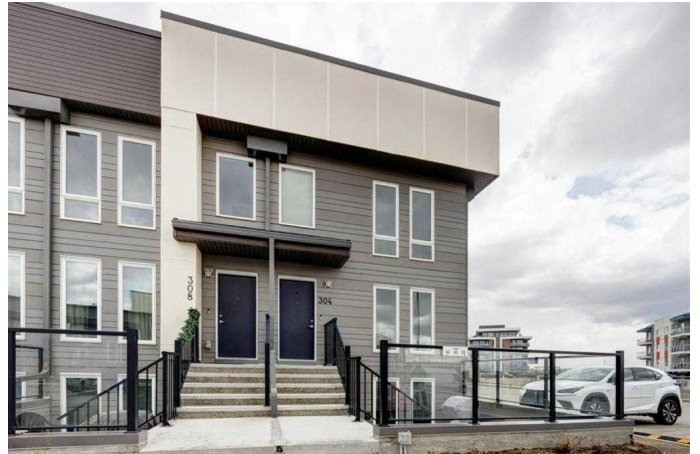
Discover the allure of this stunning one-bedroom unit nestled in the vibrant Zen Urban District of Seton. This thoughtfully designed residence boasts an abundance of natural light, thanks to its southwest-facing windows that enhance the spacious ambiance. As you step through the front door, you'll be greeted by a welcoming living room to your left, featuring doors that open onto a generous below-grade private patio – perfect for relaxation or entertaining. The modern kitchen is equipped with stainless steel appliances, a tile backsplash, a breakfast eating bar and granite countertops. The well-appointed bedroom offers two ample closets and is conveniently located adjacent to a stylish four-piece bathroom. Ideally situated just minutes from the South Health Campus, this unit is perfect for first-time homebuyers, those looking to downsize, professionals working nearby or investors looking for an AirBnB or VRBO. Enjoy easy access to shopping, the Seton Cineplex Theatre, YMCA, and major routes like Deerfoot Trail and Stony Trail. This townhome embodies comfort and sophistication – don't miss your chance to make it yours!

Built in 2018

## Essential Information

MLS® #                   A2209742

Price                     \$259,900



|                |               |
|----------------|---------------|
| Bedrooms       | 1             |
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 581           |
| Acres          | 0.00          |
| Year Built     | 2018          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | Townhouse     |
| Status         | Active        |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 302, 19500 37 Street Se |
| Subdivision | Seton                   |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3M 2W9                 |

### Amenities

|                |                                            |
|----------------|--------------------------------------------|
| Amenities      | Snow Removal, Visitor Parking, Picnic Area |
| Parking Spaces | 1                                          |
| Parking        | Assigned, Stall                            |

### Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Granite Counters                                                              |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Baseboard                                                                                    |
| Cooling           | None                                                                                         |
| Basement          | None                                                                                         |

### Exterior

|                   |                                            |
|-------------------|--------------------------------------------|
| Exterior Features | Other                                      |
| Lot Description   | Low Maintenance Landscape, Street Lighting |
| Roof              | Asphalt Shingle                            |
| Construction      | Composite Siding, Wood Frame               |
| Foundation        | Poured Concrete                            |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 11th, 2025 |
| Days on Market | 21               |
| Zoning         | DC               |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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