

# \$270,000 - 107, 19621 40 Street Se, Calgary

MLS® #A2198489

**\$270,000**

1 Bedroom, 1.00 Bathroom, 587 sqft

Residential on 0.00 Acres

Seton, Calgary, Alberta

\*\*\*\* OPEN HOUSE SATURDAY APRIL 5th  
1:00-3:00PM \*\*\*\* Step into this stunning condo featuring a bright, open floor plan on the main level, with high-end finishes and a sleek stainless steel appliance package. The elegant design showcases quartz countertops throughout, adding a touch of luxury to every space. Enjoy the seamless indoor-outdoor living with direct access to green space through the gated patio. The versatile den offers flexibility-perfect as a home office, extra storage, or even a cozy guest room. Soaring 9ft ceilings and stylish LVP Cork flooring enhance the sense of space and sophistication. Surface parking #206 close to the main door. Nestled in an unbeatable location, youâ€™re just moments away from the world-class YMCA Seton facility, shopping, movie theatre, and public library-everything you need for fitness, entertainment and learning right at your doorstep! Plus, walking distance to South Health Campus. Easy access to Deerfoot/Stoney Trail. Donâ€™t miss the opportunity to make this exceptional condo yours!!!

Built in 2018

## Essential Information

MLS® #	A2198489
Price	\$270,000
Bedrooms	1



Bathrooms	1.00
Full Baths	1
Square Footage	587
Acres	0.00
Year Built	2018
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	107, 19621 40 Street Se
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3B2

### **Amenities**

Amenities	Parking, Visitor Parking, Elevator(s)
Parking Spaces	1
Parking	Stall

### **Interior**

Interior Features	No Smoking Home, Quartz Counters
Appliances	Dishwasher, Electric Stove, Refrigerator, Window Coverings, Microwave Hood Fan, Washer/Dryer Stacked
Heating	Baseboard
Cooling	None
# of Stories	4

### **Exterior**

Exterior Features	BBQ gas line
Construction	Wood Frame, Composite Siding

### **Additional Information**

Date Listed	March 3rd, 2025
Days on Market	31
Zoning	M-2

## Listing Details

Listing Office            RE/MAX Landan Real Estate

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. 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.