

# \$504,900 - 8554 19th Avenue Se, Calgary

MLS® #A2210849

**\$504,900**

4 Bedroom, 4.00 Bathroom, 1,492 sqft

Residential on 0.03 Acres

Belvedere., Calgary, Alberta

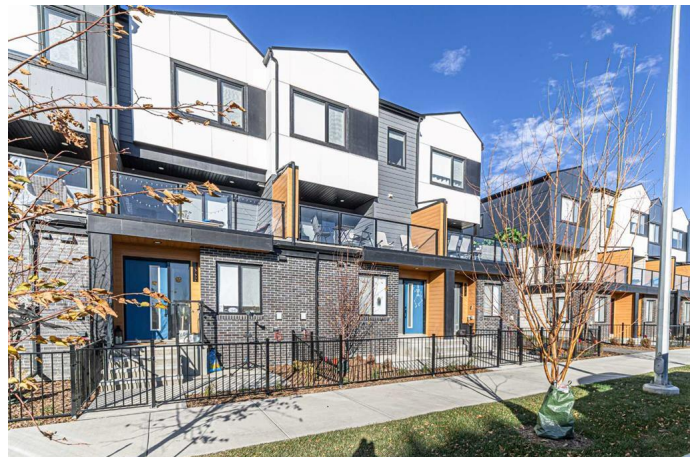
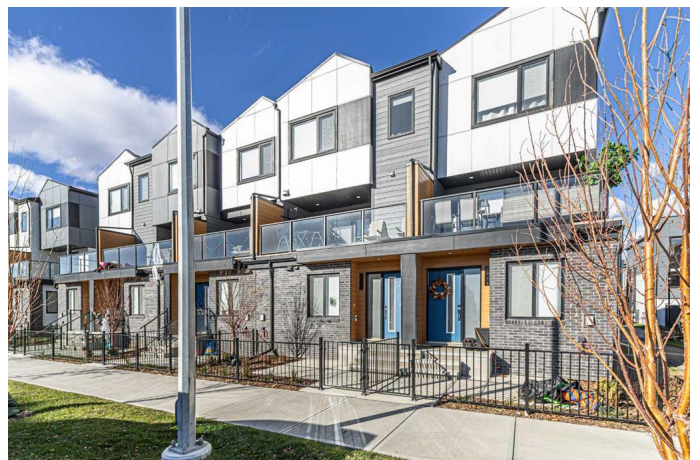
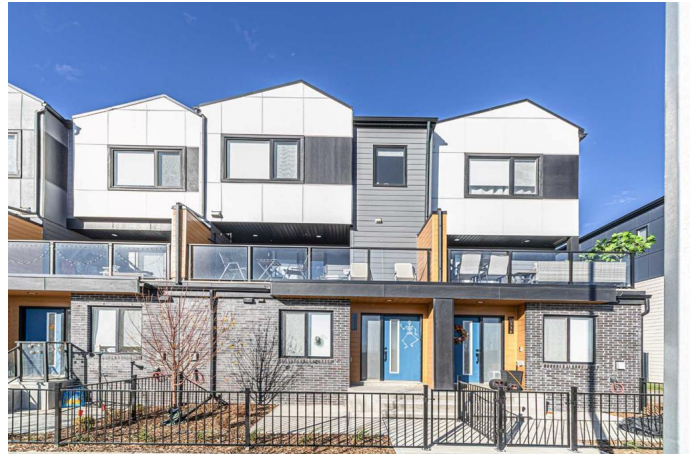
"15K PRICE ADJUSTMENT - LOW CONDO FEES" Welcome to a beautiful 4-bedroom, 4-bathroom townhome in the fast-growing community of East Hills Crossing in Calgary's SE—perfect for first-time homebuyers, growing families, or savvy investors.

This stylish PET-FRIENDLY condo offers almost 1500 sq. ft. of thoughtfully designed space, featuring a bright open-concept layout, a modern kitchen with a large island (with storage), stainless steel appliances, and spacious living and dining areas ideal for entertaining or family gatherings.

Upstairs, you'll find a comfortable primary bedroom with a walk-in closet and 4-piece ensuite, along with two additional bedrooms and a full bath—perfect for children or guests. The lower level includes a fourth bedroom and full bathroom, offering excellent flexibility for multi-generational families, home offices, or rental options.

Enjoy outdoor living with a sunny SOUTH-FACING second-level balcony, and take advantage of the single-car tandem GARAGE with extra storage space.

The condo corporation offers access to shared amenities including fire pits, a basketball court, and a playground—ideal for family gatherings and outdoor fun! Located just steps from East



Hills Shopping Centreâ€™home to Costco, Walmart, restaurants, and moreâ€™youâ€™ll have everything you need at your fingertips (5 minute walk.) Close to schools, parks, and public transit, this is a fantastic location for families and commuters alike. Plus, LOW condo fees help keep monthly costs affordable.

Whether you're buying your first home or adding to your portfolio, this move-in ready property offers modern living in one of Calgaryâ€™s most exciting new neighbourhoods.

Built in 2024

**Essential Information**

MLS® #	A2210849
Price	\$504,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,492
Acres	0.03
Year Built	2024
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

**Community Information**

Address	8554 19th Avenue Se
Subdivision	Belvedere.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 7W8

**Amenities**

Amenities	Parking
Parking Spaces	2
Parking	Garage Door Opener, Single Garage Attached
# of Garages	1

### Interior

Interior Features	Kitchen Island, Quartz Counters, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

### Exterior

Exterior Features	Balcony
Lot Description	Back Lane, Front Yard
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	May 1st, 2025
Days on Market	78
Zoning	M-1

### Listing Details

Listing Office	eXp Realty
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