

# \$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

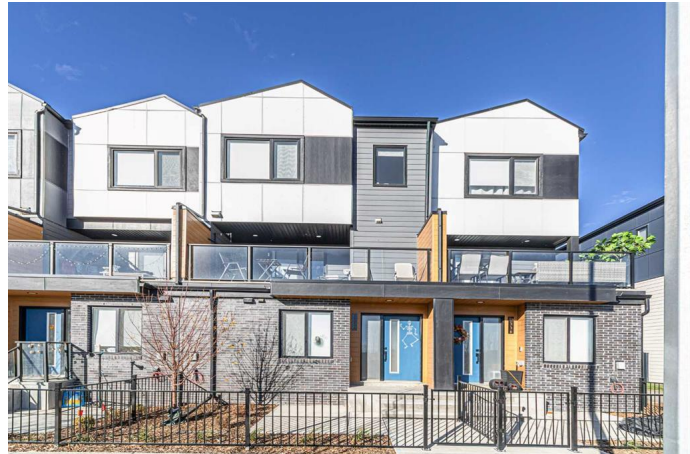
"15K PRICE ADJUSTMENT - LOW CONDO FEES" Welcome to a beautiful 4-bedroom, 4-bathroom townhome in the fast-growing community of East Hills Crossing in Calgary's SE—perfect for first-time homebuyers, growing families, or savvy investors.

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 | 112           |
| Zoning         | M-1           |

### Listing Details

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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