

# \$445,900 - 2213, 19489 Main Street Se, Calgary

MLS® #A2217357

**\$445,900**

3 Bedroom, 2.00 Bathroom, 1,139 sqft

Residential on 0.00 Acres

Seton, Calgary, Alberta

Located in the extremely desirable community of SETON, this 3 bed 2 bath floor plan features 1139 sq/ft of living space! Located on the second floor, this corner unit has large windows to the SOUTH and a balcony facing EAST! Walking in you'll be impressed with this unique layout that allows for maximum separation across all 3 bedrooms. The luxury vinyl plank floors lead you to the first bedroom as you enter the unit. Down the hallway is a large closet and an additional closet that holds your washer and dryer. Coming into the main living space you'll be wow'd with the open concept floor plan and full sized kitchen with a generous island and upgraded kitchen package. With quartz countertops, stainless steel appliances, farmhouse sink, waterfall countertops, two tone cabinets, range hood and pantry, you'll never want to leave this space. The dining room is right off the kitchen and has direct access to your large SE facing deck with a gas hookup. The living room is also connected to the kitchen and dining which allows for prime entertaining quarters. A second bedroom is just off the living room with a 4 piece bathroom just steps away. The primary retreat is off on its own sharing no walls with either of the secondary bedrooms. With room for a king bed and south facing windows, you'll love the natural light you receive. With a spa like en suite holding a large double vanity, standup shower, barn door and direct access to your large walk in closet. This unit comes with an out of unit



storage locker, bike storage, AIR  
CONDITIONING, and an underground parking  
stall. This is one of the BEST complexes in  
SETON. You're literally WALKING DISTANCE  
to anything and everything. From large green  
spaces to South Calgary Health, The YMCA,  
future food halls and high end shopping, this is  
the perfect spot to call home!

Built in 2021

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2217357          |
| Price          | \$445,900         |
| Bedrooms       | 3                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 1,139             |
| Acres          | 0.00              |
| Year Built     | 2021              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 2213, 19489 Main Street Se |
| Subdivision | Seton                      |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3M3J3                     |

### Amenities

|                |                                                                                  |
|----------------|----------------------------------------------------------------------------------|
| Amenities      | Bicycle Storage, Community Gardens, Elevator(s), Parking, Trash, Visitor Parking |
| Parking Spaces | 1                                                                                |
| Parking        | Off Street, Parkade, Underground                                                 |

### Interior

|                   |                                                                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers, Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dishwasher, Microwave, Range Hood, Refrigerator, Stove(s), Wall/Window Air Conditioner, Washer/Dryer, Window Coverings                                                |
| Heating           | Baseboard                                                                                                                                                             |
| Cooling           | Wall Unit(s)                                                                                                                                                          |
| # of Stories      | 4                                                                                                                                                                     |

## Exterior

|                   |                                     |
|-------------------|-------------------------------------|
| Exterior Features | Balcony, BBQ gas line, Storage      |
| Construction      | Brick, Composite Siding, Wood Frame |

## Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 2nd, 2025 |
| Days on Market | 42            |
| Zoning         | DC            |
| HOA Fees       | 394           |
| HOA Fees Freq. | ANN           |

## Listing Details

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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