

# \$249,790 - 19645 48 Street Se, Calgary

MLS® #A2223258

**\$249,790**

1 Bedroom, 1.00 Bathroom, 488 sqft

Residential on 0.00 Acres

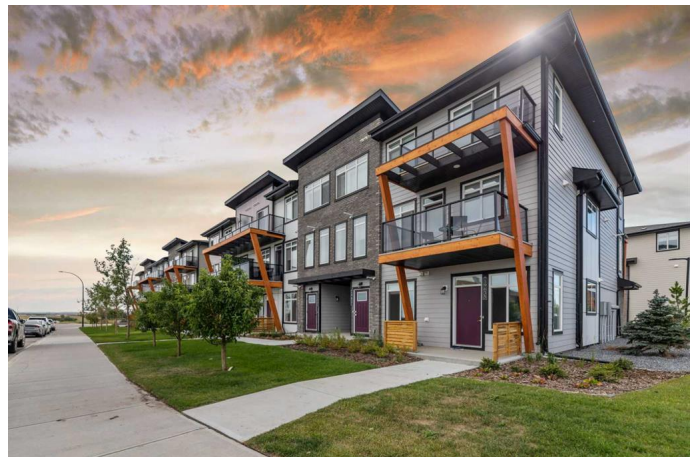
Seton, Calgary, Alberta

State of the Art" very beautiful, cozy property. 1 bedroom & 1 bathroom. In unit laundry, furnace & Hot Water Tank. 1 modern kitchen. Attached 1 assigned parking. 3-piece bathroom, large living area. Prominent location close to YMCA, Seton Health Campus/Hospital, retail commercial places, medical clinics, daycare, pharmacy, grocery stores & other retail stores. Close proximity of future school, play grounds, shopping complex, Calgary International airport, shopping malls, retail centers, downtown and many more. Plenty of windows creating a bright and vibrant ambience inside the house with lots of natural light & fresh air in spring/summer/fall-winter days. Beautiful kitchen with good cabinets and stainless-steel appliances. Come and feel this beautiful house which can be touched, seen, observed, and felt. Excellent opportunity to own this house for self use or investment purposes. Ideal for first time home buyers, investors & young families with kids. Come on in and experience yourself, æWARM WELCOMEæ!!!!

Built in 2023

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2223258  |
| Price     | \$249,790 |
| Bedrooms  | 1         |
| Bathrooms | 1.00      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 1                 |
| Square Footage | 488               |
| Acres          | 0.00              |
| Year Built     | 2023              |
| Type           | Residential       |
| Sub-Type       | Row/Townhouse     |
| Style          | Stacked Townhouse |
| Status         | Active            |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 19645 48 Street Se |
| Subdivision | Seton              |
| City        | Calgary            |
| County      | Calgary            |
| Province    | Alberta            |
| Postal Code | T3M 3T9            |

### Amenities

|                |                                                                |
|----------------|----------------------------------------------------------------|
| Amenities      | Park, Parking, Playground, Recreation Facilities, Snow Removal |
| Parking Spaces | 1                                                              |
| Parking        | Stall, Titled                                                  |

### Interior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, Quartz Counters                           |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating           | Forced Air                                                                 |
| Cooling           | None                                                                       |
| Basement          | None                                                                       |

### Exterior

|                   |                  |
|-------------------|------------------|
| Exterior Features | Private Entrance |
| Lot Description   | Other            |
| Roof              | Asphalt Shingle  |
| Construction      | Wood Frame       |
| Foundation        | Slab             |

### Additional Information

|             |                |
|-------------|----------------|
| Date Listed | May 29th, 2025 |
|-------------|----------------|

|                |     |
|----------------|-----|
| Days on Market | 83  |
| Zoning         | M-1 |
| HOA Fees       | 375 |
| HOA Fees Freq. | ANN |

**Listing Details**

Listing Office           SkaiRise Realty

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