



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

1207, 8500 19 Avenue SE
Calgary, Alberta

MLS # A2213437



\$287,000

Division:	Calgary		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	688 sq.ft.	Age:	2025 (0 yrs old)
Beds:	2	Baths:	2
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	None	Water:	-
Floors:	Vinyl	Sewer:	-
Roof:	-	Condo Fee:	\$ 364
Basement:	-	LLD:	-
Exterior:	Brick, Composite Siding	Zoning:	TBD
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Walk-In Closet(s)		

Inclusions: N/A

Discover comfort and convenience in this well-appointed 2-bedroom, 2-bathroom condo located in the desirable East Hills community at 1207 & 8500 19 Ave SE, Calgary. Perfectly situated just steps from East Hills Shopping Centre, you'll have easy access to major retailers like Costco, Walmart, and Cineplex, as well as a variety of restaurants and everyday amenities. The area is also well-served by public transit, making commuting a breeze, and Stoney Trail is just minutes away for quick access around the city. Inside, you're welcomed by a stylish kitchen with an eating bar that opens to a bright living room and a private balcony—ideal for relaxing or entertaining. The spacious primary bedroom features a walk-in closet and a private ensuite, while the second bedroom is generously sized with easy access to the main bathroom. Additional features include in-suite laundry, titled underground parking, and a separate titled storage unit. Whether you're a first-time buyer, downsizing, or investing, this home offers the perfect blend of lifestyle, convenience, and location.