



2120, 19489 Main Street SE  
Calgary, Alberta

MLS # A2285760



**\$299,900**

**Division:** Seton

**Type:** Residential/Low Rise (2-4 stories)

**Style:** Apartment-Single Level Unit

**Size:** 639 sq.ft. **Age:** 2021 (5 yrs old)

**Beds:** 2 **Baths:** 1

**Garage:** Heated Garage, Insulated, Secured, Underground

**Lot Size:** -

**Lot Feat:** -

**Water:** -

**Sewer:** -

**Condo Fee:** \$ 288

**LLD:** -

**Zoning:** DC

**Utilities:** -

**Heating:** Baseboard  
**Floors:** Tile, Vinyl Plank  
**Roof:** -  
**Basement:** -  
**Exterior:** Concrete, Wood Frame  
**Foundation:** -  
**Features:** High Ceilings, Kitchen Island, Quartz Counters, Vinyl Windows

**Inclusions:** N/A

Welcome to Seton Park Place! This MODERN 2 BED, 1 BATH MAIN-FLOOR UNIT is the perfect blend of COMFORT and CONVENIENCE, located just steps from Calgary's SOUTH HEALTH CAMPUS. Enjoy 639sqft of thoughtfully designed living space with a spacious OPEN-CONCEPT LAYOUT that seamlessly connects the kitchen, living, and dining areas. The contemporary kitchen features STAINLESS STEEL APPLIANCES, QUARTZ COUNTERTOPS, and FULL HEIGHT CABINETRY. The large PRIMARY BEDROOM includes a WALK-IN CLOSET, while the second bedroom is perfect for guests, a home office, or flex space. Step outside onto your EAST-FACING PATIO that opens directly to a BEAUTIFULLY LANDSCAPED COURTYARD, ideal for morning coffee or summer BBQs (GAS LINE INCLUDED). The unit comes complete with TITLED UNDERGROUND PARKING and IN-SUITE LAUNDRY for added convenience. Located in the heart of vibrant SETON, you're minutes from SHC, the YMCA, Superstore, Cineplex, restaurants, cafes, and everything this award-winning community has to offer. Whether you're a FIRST-TIME BUYER, HEALTHCARE WORKER, DOWNSIZER, or INVESTOR, this turnkey unit offers unbeatable VALUE in one of Calgary's fastest-growing neighbourhoods. Book your showing today!