



**GRASSROOTS**  
REALTY GROUP

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

223, 8500 19 Avenue SE  
Calgary, Alberta

MLS # A2182611



**\$492,500**

<b>Division:</b>	Belvedere		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	3 Storey		
<b>Size:</b>	1,537 sq.ft.	<b>Age:</b>	2024 (0 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Parking Pad, Single Garage Attached		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	Low Maintenance Landscape, Landscaped		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 215
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Composite Siding, Vinyl Siding, Wood Frame	<b>Zoning:</b>	NA
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island, Stone Counters		

**Inclusions:** NA

Welcome to East Hills Crossing by Minto Communities, a collection of modern townhomes and condominiums mindfully designed to foster a unique, people-centred lifestyle. East Hills Crossing offers an ever-expanding range of convenient amenities and connection. Right across the street is East Hills Shopping Centre &mdash; making it incredibly easy to pick up groceries, go for a bite to eat, or watch a movie. East Hills Crossing offers an ever-expanding range of convenient amenities and connection. Right across the street is East Hills Shopping Centre &mdash; making it incredibly easy to pick up groceries, go for a bite to eat, or watch a movie. These striking, modern homes enhance the streetscapes of East Hills Crossing, offering spacious units with private outdoor spaces. Designed to seamlessly integrate with the natural colour palette of the area, each townhome will feature modern, airy interior design, ample storage space, and floorplans with flow.