

# \$284,900 - 407, 19661 40 Street Se, Calgary

MLS® #A2232319

**\$284,900**

1 Bedroom, 1.00 Bathroom, 586 sqft

Residential on 0.00 Acres

Seton, Calgary, Alberta

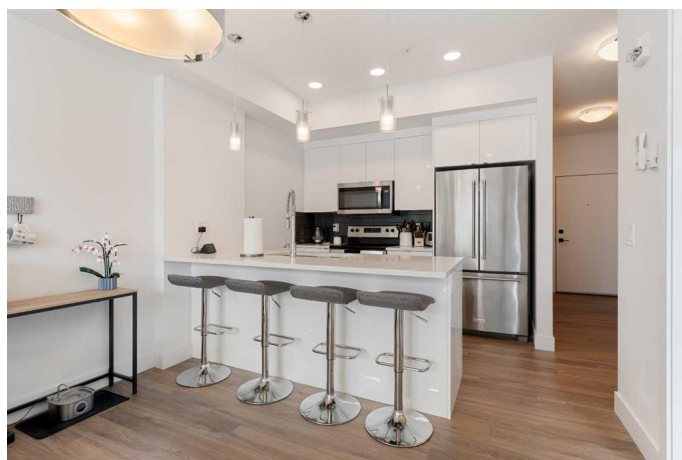
This TOP FLOOR, BRIGHT and ELEGANT condo with AIR CONDITIONING could be your new home! Located on the top floor this one-bedroom, Den, and one-bath unit is designed for comfort and style. It features QUARTZ COUNTERTOPS in both the kitchen and bathroom, Vinyl plank flooring, plus a Bright and Spacious kitchen with island seating. Enjoy your private south-facing balcony which perfect for barbecues and entertaining.

This condo also includes a Den for your OFFICE space, as well as titled underground parking, bike storage, and plenty of visitor parking. Located in the SETON community, youâ€™ll have access to many amenities nearby, including SOUTH HEALTH CAMPUS, YMCA, movie theatres, shopping centres, restaurants, childcare, playgrounds, and more! Plus, thereâ€™s easy access to Deerfoot and Stoney Trails.

Built in 2020

## Essential Information

MLS® #	A2232319
Price	\$284,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	586
Acres	0.00



Year Built	2020
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	407, 19661 40 Street Se
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3H3

### Amenities

Amenities	Bicycle Storage, Elevator(s), Parking, Secured Parking, Visitor Parking
Parking Spaces	1
Parking	Underground

### Interior

Interior Features	Quartz Counters
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard
Cooling	Wall Unit(s)
# of Stories	4

### Exterior

Exterior Features	Balcony
Construction	Brick, Composite Siding, Wood Frame

### Additional Information

Date Listed	June 19th, 2025
Days on Market	7
Zoning	M-2

### Listing Details

Listing Office	Colpitts Realty Ltd.
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