

19639 42 Street SE  
Calgary, Alberta

MLS # A2243187



# \$450,000

<b>Division:</b>	Seton		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	3 (or more) Storey		
<b>Size:</b>	1,299 sq.ft.	<b>Age:</b>	2018 (7 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached, Tandem		
<b>Lot Size:</b>	0.00 Acre		
<b>Lot Feat:</b>	Back Lane, Landscaped		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 296
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Wood Frame	<b>Zoning:</b>	M-1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Pantry, Quartz Counters, Walk-In Closet(s), WaterSense Fixture(s)		

**Inclusions:** N/A

Perfect for Buyers Seeking Comfort, Style & Convenience! Step into this bright and stylish end-unit townhouse—designed with modern living in mind. Featuring two spacious master bedrooms, each with its own walk-in closet and luxurious ensuite bathroom with quartz countertops, this home is perfect for roommates, guests, or multi-generational living. Enjoy year-round comfort with central air conditioning, and cook like a pro in the chef-inspired kitchen with quartz countertops and stainless steel appliances. The open-concept living room is filled with natural light and leads to a private balcony—a perfect spot to unwind with a view. The tandem 2-car attached garage offers secure parking and valuable extra storage. With upgraded finishes throughout and a smart, functional layout, this move-in-ready home offers easy, low-maintenance living in a prime location. Don't miss your opportunity to own this beautifully finished end unit—schedule your viewing today!