115 19621 40 Street SE

Calgary | Active | MLS® A2358348

$199,000









Bedrooms	Bathrooms	Year Built	Living area
1	**1**	**2018**	**494 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Town Residential

A closer look

Welcome to the vibrant community of Seton, where modern living meets everyday convenience! This beautiful, bright, and exceptionally well-maintained one-bedroom condo offers nearly 500 sq. ft. of thoughtfully designed living space, complete with a surface parking stall! Located on the ground floor, this home features an inviting open-concept layout, stainless steel appliances, quartz countertops, and plenty of natural light. Immaculately clean and showing like new, it's truly move-in ready! Additional features include a BBQ gas line and rough-in for future air conditioning. Enjoy the incredible Seton lifestyle with access to The Block, a 14,000 sq. ft. community centre featuring a gymnasium, gathering spaces, and a variety of recreational amenities. Outside, enjoy tennis and pickleball courts, a splash park, playgrounds, skating rinks, and beautiful green spaces. You're also just minutes from the Brookfield Residential YMCA, South Health Campus, Cineplex, restaurants, coffee shops, grocery stores, and shopping. Easy access to Deerfoot and Stoney Trail makes getting around the city a breeze. Perfect for first-time buyers, downsizers, or investors! Enjoy low-maintenance living in one of Calgary's most exciting communities. Don't miss this fantastic opportunity!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2358348
Bedrooms	1
Bathrooms	1
Year Built	2018
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit
Total Living Area:	494 sq. ft.
Condo Fee:	$317.95

Condo Fee Includes:	Amenities of HOA/Condo, Common Area Maintenance, Gas, Heat, Insurance, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water
HOA Fee Frequency:	Annually
Front Exposure:	South
Unit Exposure:	South
Floor Location:	Ground
Entry Level:	1
Stories Total:	4
Levels:	Single Level Unit
End Unit:	No One Below
Total Rooms Above Grade:	4
Year built:	2018 (Age: 8)
Bedrooms:	1 (Above Grd: 1)
Bedrooms Above Grade:	1
Bedrooms On Main:	1
Bedrooms Below Grade:	0
Bathrooms:	1.0 (Full:1, Half:0)
Num Ensuite Baths:	0
Plan:	1910799
Heating:	Baseboard
New Constr.:	No
Construction Material:	Composite Siding, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Ensuite:	No
Flooring:	Carpet, Laminate, Tile
Cooling:	Central Air, Rough-In

Fireplaces:	0
Garage:	No
Parking:	Stall, Titled
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
HOA Fee:	$451.50
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	Z-name Not Listed
Community:	Seton
Amenities:	Elevator(s), Parking, Recreation Facilities, Snow Removal, Trash, Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Inclusions:	Tv wall mount , Floating shelves, Window coverings
Restrictions:	None Known
Pets Allowed:	Yes
Main Floor	Living Room · 11'10" × 10'5" ·
Main Floor	Kitchen · 10'5" × 8'6" ·
Main Floor	Dining Room · 7'8" × 6'8" ·
Main Floor	Bedroom · 10'2" × 9'2" ·
Main Floor	Laundry · 3'10" × 3' ·
Main Floor	Balcony · 9'2" × 5'9" ·
Title to Land:	Fee Simple
Community Features:	Clubhouse, Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Tennis Court(s), Walking/Bike Paths
Interior Features:	High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Vinyl Windows

Exterior Features:	Balcony, BBQ gas line, Lighting
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone SE
Zoning:	M-2
Listed Date:	Nov 12, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/115-19621-40-street-se-calgary-a2358348/

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Data was last updated November 23, 2026 at 10:05 AM (UTC)

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