

# \$489,000 - 19478 37 Street Se, Calgary

MLS® #A2262116

**\$489,000**

3 Bedroom, 3.00 Bathroom, 1,619 sqft  
Residential on 0.03 Acres

Seton, Calgary, Alberta

Welcome to ZEN Urban District in Seton!  
This stylish "Crofton" floorplan offers a bright and modern 2-storey townhome featuring a private, fenced backyard and a full rooftop patio – perfect for relaxing or entertaining.

Inside, the open-concept main floor includes a spacious living area, an eat-in kitchen, and a separate dining space – ideal for a young family or professionals. Upstairs, the primary bedroom features a walk-in closet and a 4-piece ensuite, with two additional bedrooms, a full bathroom, and laundry completing the second level. Large windows fill the home with natural light, enhancing the clean, modern aesthetic.

Enjoy energy savings every month with ZEN's™ impressive EnerGuide® rating – every home is third-party rated for energy efficiency, providing you with peace of mind and long-term value.

Located in the vibrant heart of Seton, this home is within walking distance to the South Health Campus, as well as shops, restaurants, a movie theatre, YMCA, and more. Urban convenience meets modern comfort – welcome home.

Built in 2018

## Essential Information



|                |                   |
|----------------|-------------------|
| MLS® #         | A2262116          |
| Price          | \$489,000         |
| Bedrooms       | 3                 |
| Bathrooms      | 3.00              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,619             |
| Acres          | 0.03              |
| Year Built     | 2018              |
| Type           | Residential       |
| Sub-Type       | Row/Townhouse     |
| Style          | Stacked Townhouse |
| Status         | Active            |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 19478 37 Street Se |
| Subdivision | Seton              |
| City        | Calgary            |
| County      | Calgary            |
| Province    | Alberta            |
| Postal Code | T3M2W9             |

### Amenities

|           |      |
|-----------|------|
| Amenities | None |
| Parking   | None |

### Interior

|                   |                                                                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, Pantry                                                                                                                           |
| Appliances        | Central Air Conditioner, Dishwasher, Electric Stove, Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer, Water Softener, Window Coverings |
| Heating           | Forced Air                                                                                                                                       |
| Cooling           | Central Air                                                                                                                                      |
| Basement          | None                                                                                                                                             |

### Exterior

|                   |                                             |
|-------------------|---------------------------------------------|
| Exterior Features | Private Yard                                |
| Lot Description   | Landscaped, Lawn, Low Maintenance Landscape |
| Roof              | Asphalt Shingle                             |

|              |                        |
|--------------|------------------------|
| Construction | Concrete, Vinyl Siding |
| Foundation   | Poured Concrete        |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 3rd, 2025 |
| Days on Market | 4                 |
| Zoning         | DC                |

**Listing Details**

|                |                             |
|----------------|-----------------------------|
| Listing Office | Keller Williams BOLD Realty |
|----------------|-----------------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.