

# \$759,900 - 3610 19 Avenue Sw, Calgary

MLS® #A2242504

**\$759,900**

3 Bedroom, 4.00 Bathroom, 1,901 sqft

Residential on 0.00 Acres

Killarney/Glengarry, Calgary, Alberta

Gorgeous, end unit townhome offering over 1900 SF of refined living. Enjoy the executive lifestyle and a RARE 3 bedroom plan ALL with ensuite baths! Lovely foyer with main level bedroom/guest suite and access to spacious attached garage. Modern and bright throughout highlighted by a fantastic kitchen complete with quartz counters, large island, ideal storage, gas stove and window. Large living room designed for entertaining with feature gas fireplace, built-in cabinetry, double doors to deck (gas BBQ included) + 2-piece guest bath. Upper level is divine and features a stunning primary bedroom with vaulted ceilings, huge walk-in closet and 5-piece spa ensuite with 10m glass shower, soaker tub & double vanities. 2nd bedroom offers another walk-in closet, vaulted ceilings and 4-piece ensuite. A single attached garage, Central AC, freshly painted, low monthly condo fees and just 4 units self managed by the owners. Quiet location within walking distance of transportation, pool, restaurants, parks, great coffee venues, shops and 7 minutes to downtown. You will love living here!!

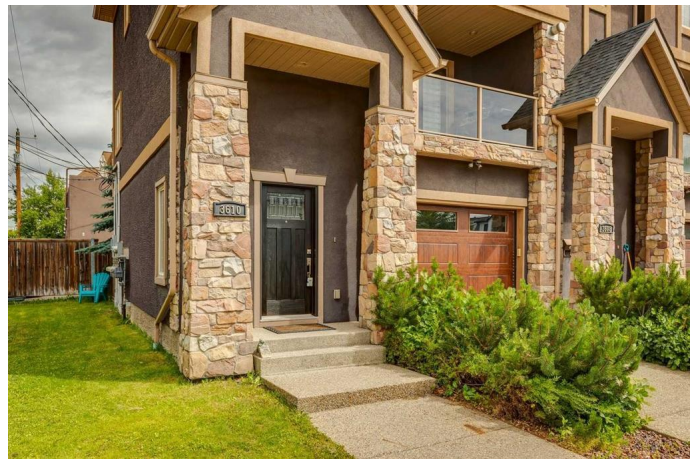
Built in 2012

## Essential Information

MLS® # A2242504

Price \$759,900

Bedrooms 3



|                |               |
|----------------|---------------|
| Bathrooms      | 4.00          |
| Full Baths     | 3             |
| Half Baths     | 1             |
| Square Footage | 1,901         |
| Acres          | 0.00          |
| Year Built     | 2012          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Storey      |
| Status         | Active        |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 3610 19 Avenue Sw   |
| Subdivision | Killarney/Glengarry |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T3E 7W8             |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | None                   |
| Parking Spaces | 2                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

### Interior

|                   |                                                                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Double Vanity, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Soaking Tub, Storage, Walk-In Closet(s) |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings     |
| Heating           | Fireplace(s), Forced Air                                                                                                                    |
| Cooling           | Central Air                                                                                                                                 |
| Fireplace         | Yes                                                                                                                                         |
| # of Fireplaces   | 1                                                                                                                                           |
| Fireplaces        | Gas, Living Room                                                                                                                            |
| Basement          | None                                                                                                                                        |

### Exterior

|                   |                           |
|-------------------|---------------------------|
| Exterior Features | Balcony, Private Entrance |
| Lot Description   | Landscaped, Lawn          |
| Roof              | Asphalt Shingle           |
| Construction      | Stone, Stucco, Wood Frame |
| Foundation        | Poured Concrete           |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 23rd, 2025 |
| Days on Market | 17              |
| Zoning         | M-C1            |

**Listing Details**

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX Realty Professionals |
|----------------|-----------------------------|

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