ROBERT HART MOORE GRASSROOTS REALTY GROUP

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116, 19500 37 Street SE Calgary, Alberta

MLS # A2220887



\$255,000

Seton				
Residential/Low Rise (2-4 stories)				
Apartment-Single Level Unit				
506 sq.ft.	Age:	2019 (6 yrs old)		
1	Baths:	1		
Stall				
-				
-				
	Residential/Lov Apartment-Sing 506 sq.ft.	Residential/Low Rise (2-4 stories) Apartment-Single Level Unit 506 sq.ft. Age: 1 Baths:	Residential/Low Rise (2-4 stories) Apartment-Single Level Unit 506 sq.ft. Age: 2019 (6 yrs old) 1 Baths: 1	

Heating:	Baseboard	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 155
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	DC
Foundation:	-	Utilities:	-

Features: Breakfast Bar, Built-in Features, Closet Organizers

Inclusions: None

Nestled steps from South Health Campus, this beautifully appointed 1-bedroom, 1-bath residence in the sought-after ZEN complex blends modern design with practical comfort—an exceptional opportunity for first-time buyers or investors seeking elegant efficiency in Calgary's thriving southeast. This below-grade unit features a private entrance, dedicated outdoor parking stall, and a peaceful patio sanctuary that extends your living space outdoors. Inside, the open-concept layout offers wide plank laminate flooring, a bright living area, and a contemporary kitchen with stainless steel appliances, granite countertops, and ample cabinetry. The spacious bedroom provides a serene retreat, complemented by a modern 4-piece bath. Located in Seton—home to vibrant shops, restaurants, Cineplex VIP Cinemas, Joane Cardinal-Schubert High School, the Seton YMCA, and future school developments—you'll also benefit from easy access to Stoney Trail, Deerfoot Trail, and Calgary Transit. For those seeking a refined yet functional home in one of Calgary's most dynamic neighbourhoods, this is an offering not to be missed.