

# \$344,900 - 326, 2211 19 Street Ne, Calgary

MLS® #A2242179

**\$344,900**

3 Bedroom, 2.00 Bathroom, 1,252 sqft

Residential on 0.00 Acres

Vista Heights, Calgary, Alberta

Welcome to this beautifully updated corner unit townhome in the heart of Vista Heights!

Freshly painted and featuring brand-new flooring throughout, this bright and inviting home offers over 1,800 sq ft of total living space across three levels.

The main floor showcases a spacious living area with large windows that flood the space with natural light, and a private balcony perfect for morning coffee or evening relaxation. The kitchen and dining area are ideally laid out for both everyday living and entertaining. Upstairs, you'll find three generously sized bedrooms and a full bathroom, ideal for families or roommates. The fully developed basement adds even more functional space with a large rec room, second full bathroom, and laundry/storage area. Enjoy the peaceful views of the green space right across the street, and take advantage of the assigned outdoor parking stall just steps from your front door. Conveniently located near schools, parks, transit, and major routes, this home offers the perfect blend of comfort and accessibility. Don't miss your chance to own this move-in-ready gem in a well-managed complex—book your showing today!

Built in 1962

## Essential Information

MLS® #

A2242179



|                |               |
|----------------|---------------|
| Price          | \$344,900     |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,252         |
| Acres          | 0.00          |
| Year Built     | 1962          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 326, 2211 19 Street Ne |
| Subdivision | Vista Heights          |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2E 4Y5                |

### Amenities

|                |                          |
|----------------|--------------------------|
| Amenities      | Parking, Visitor Parking |
| Parking Spaces | 1                        |
| Parking        | Stall                    |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, Vinyl Windows                                       |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                              |
| Cooling           | None                                                                                 |
| Has Basement      | Yes                                                                                  |
| Basement          | Finished, Full                                                                       |

### Exterior

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Balcony               |
| Lot Description   | Few Trees, Landscaped |
| Roof              | Tar/Gravel            |

|              |                                  |
|--------------|----------------------------------|
| Construction | Stucco, Vinyl Siding, Wood Frame |
| Foundation   | Poured Concrete                  |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 22nd, 2025 |
| Days on Market | 56              |
| Zoning         | M-C1            |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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