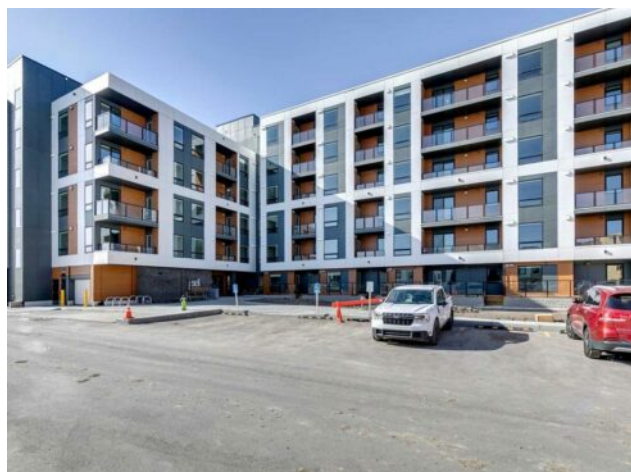


1302, 8500 19 Avenue SE
Calgary, Alberta

MLS # A2214675



\$369,900

Division:	Belvedere		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	802 sq.ft.	Age:	2025 (0 yrs old)
Beds:	2	Baths:	2
Garage:	Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Tile, Vinyl Plank	Sewer:	-
Roof:	Flat Torch Membrane	Condo Fee:	\$ 364
Basement:	None	LLD:	-
Exterior:	Brick, Composite Siding, Vinyl Siding, Wood Frame	Zoning:	TBD
Foundation:	Poured Concrete	Utilities:	-
Features:	Elevator, Kitchen Island, Open Floorplan, Stone Counters		

Inclusions: N/A

Welcome to East Hills Crossing by Minto Communities — One of the best units in this building. Corner unit facing the quiet side of the building with no traffic noise. A thoughtfully designed, brand-new, never-occupied 2 bedroom apartment that blends style, space, and modern convenience. Located directly across from East Hills Shopping and commercial Centre, you'll have instant access to groceries, dining, entertainment, and everyday essentials. Commuting is a breeze with a rapid transit bus route offering direct service to Calgary just steps from your door. This unit features contemporary design touches and practical upgrades to suit every stage of life — from first-time buyers to "rightsizers" and everyone in between. Enjoy elegant finishes like luxury vinyl plank and tile flooring, your own titled underground parking stall + titled storage, and access to an inviting rooftop patio and communal gathering spaces. Experience urban convenience without compromise in a vibrant, connected community.