

# \$629,900 - 3606 19 Avenue Sw, Calgary

MLS® #A2259129

**\$629,900**

3 Bedroom, 4.00 Bathroom, 1,903 sqft

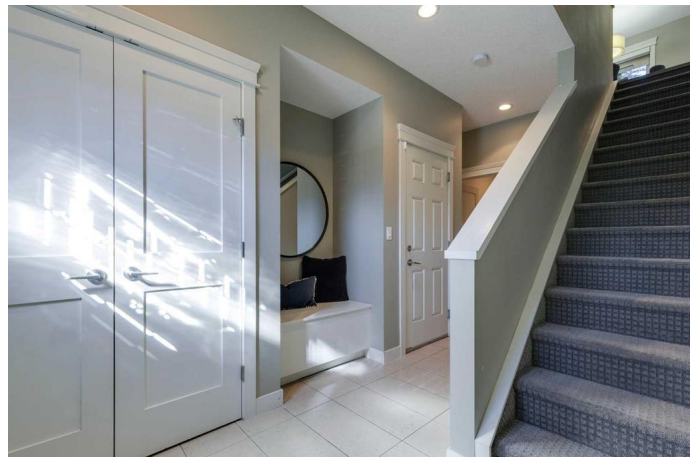
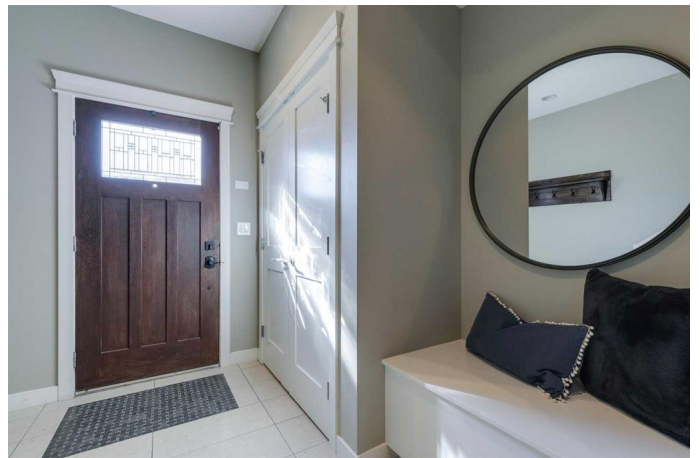
Residential on 0.00 Acres

Killarney/Glengarry, Calgary, Alberta

\*Open House Sunday Oct 5 from 2-4:30 pm\*  
Luxury Inner City Living Awaits. Welcome to this rare and remarkable 3 story townhome in the highly sought after community of Killarney, where modern design meets effortless sophistication. Perfectly positioned just minutes from downtown, this residence offers discerning professionals and modern couples an elevated lifestyle defined by comfort, convenience, and style.

Every detail has been thoughtfully curated, featuring three spacious bedrooms each with a private ensuite, a true inner city rarity. The oversized attached single garage with a private driveway adds everyday practicality and ease. Inside, the chef inspired kitchen shines with striking tri tone cabinetry, new wide plank flooring, sleek stainless steel appliances, and pristine quartz countertops. The open concept main floor flows seamlessly through dining and living spaces, highlighted by a gas fireplace with custom built ins and a sunny south facing balcony with a gas line, perfect for entertaining or relaxing.

Upstairs, vaulted ceilings create an airy atmosphere across two generous bedrooms, each offering exceptional closet space. The primary suite is a true retreat, boasting a spa inspired 5 piece ensuite with a freestanding soaker tub and glass shower. The entry level welcomes you with a spacious foyer and an



additional bedroom with its own 3 piece ensuite, ideal for guests or a private office.

Set in one of Calgary’s most desirable inner city neighborhoods, this home is centrally located near top rated schools, boutique shops, trendy restaurants, parks, transit, and the vibrant energy of 17th Avenue. Experience luxury, location, and unbeatable value. This one is priced to move and sure to impress.

Built in 2012

**Essential Information**

MLS® #	A2259129
Price	\$629,900
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,903
Acres	0.00
Year Built	2012
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

**Community Information**

Address	3606 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	Built-in Features, Double Vanity, Open Floorplan, See Remarks, Soaking Tub, Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Garburator, Gas Stove, Humidifier, Microwave, Range Hood, Refrigerator, Washer, Gas Oven, Water Softener
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Basement	None

### Exterior

Exterior Features	Balcony
Lot Description	Other
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	September 24th, 2025
Days on Market	7
Zoning	M-C1

### Listing Details

Listing Office	RE/MAX Realty Professionals
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