

\$374,900 - 120, 8355 19 Avenue Sw, Calgary

MLS® #A2222649

\$374,900

2 Bedroom, 1.00 Bathroom, 612 sqft

Residential on 0.00 Acres

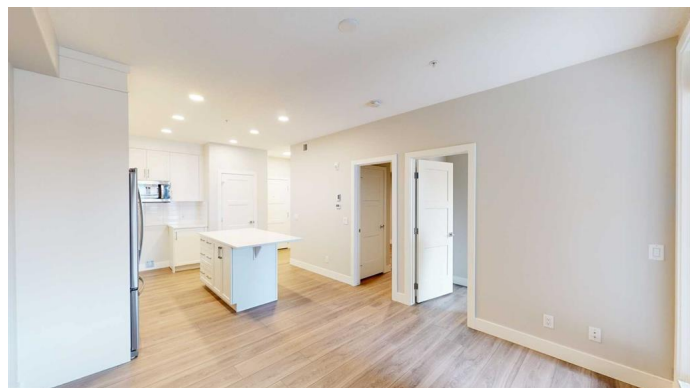
Springbank Hill, Calgary, Alberta

Experience upscale living at 85th & Park â€” a rare opportunity to own a sophisticated, air-conditioned condo in the heart of Springbank Hill, one of Calgaryâ€™s most prestigious and amenity-rich communities. Perfectly positioned next to a protected environmental ravine, this residence offers the serenity of nature alongside modern urban convenience.

This beautifully crafted 2-bedroom unit blends contemporary elegance with smart functionality. Inside, you're greeted by a bright and open-concept living space featuring wide-plank luxury vinyl flooring, designer tilework, and premium finishes throughout. The stylish kitchen showcases quartz countertops, full-height cabinetry, a central eating bar, and a suite of sleek stainless steel appliances â€” ideal for both casual meals and hosting dinner with friends.

The spacious living area seamlessly connects to a private, oversized patio, offering the perfect spot for morning coffee or unwinding after work. Whether you're admiring the mountain, prairie, or community views, this outdoor extension of your home invites peaceful moments and fresh air year-round.

The bright and generously sized primary bedroom features large windows and a well-appointed closet, while the versatile second bedroom can easily function as a



bedroom, home office, or cozy retreat”
adapting effortlessly to your lifestyle. Additional
highlights include in-suite laundry, air
conditioning, and the comfort of titled, heated
underground parking.

Crafted by one of Alberta’s most reputable
low-rise multifamily builders, 85th & Park is a
showcase of quality construction, thoughtful
design, and elevated living.

Just a 5-minute stroll to Aspen Landing, one
block from the Aspen Springs Shopping
District, and a quick 10-minute commute to
downtown, this location puts you close to top
schools, transit (including the 69th Street
C-Train Station), dining, boutique shopping,
and endless pathways woven through the
ravine” not to mention fast access to
weekend getaways in the Rockies.

Whether you're a first-time buyer, savvy
investor, or professional seeking convenience
without compromise, this home delivers
exceptional value in a location that truly has it
all.

Don't miss your chance to live in one of
Calgary’s most sought-after addresses”
book your private showing today.

Built in 2023

Essential Information

MLS® #	A2222649
Price	\$374,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	612
Acres	0.00
Year Built	2023

Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	120, 8355 19 Avenue Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 6G3

Amenities

Amenities	Elevator(s)
Parking Spaces	1
Parking	Parkade

Interior

Interior Features	Kitchen Island
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	In Floor
Cooling	Wall Unit(s)
# of Stories	4

Exterior

Exterior Features	Balcony
Construction	Stone, Stucco, Wood Frame

Additional Information

Date Listed	May 19th, 2025
Days on Market	51
Zoning	DC

Listing Details

Listing Office	Power Properties
----------------	------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.