

# \$459,900 - 19a Arlington Place Se, Calgary

MLS® #A2206737

**\$459,900**

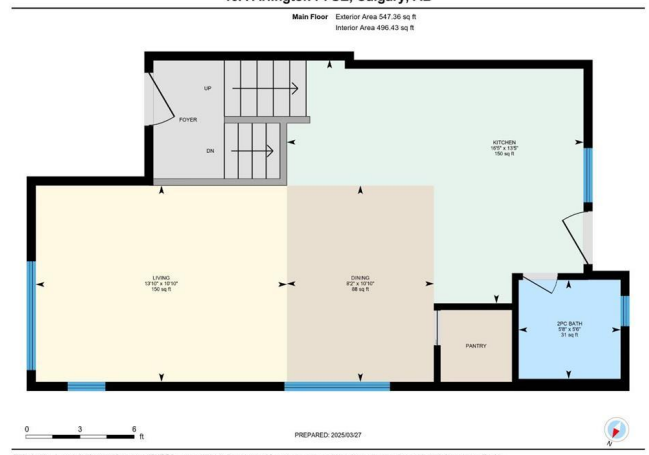
2 Bedroom, 2.00 Bathroom, 552 sqft  
Residential on 0.15 Acres

Acadia, Calgary, Alberta

Welcome to 19a Arlington Place, where affordable living meets pride of ownership! Are you looking for the perfect balance of affordability, modern updates, and outdoor space? This fully renovated 2-bedroom, 1.5-bathroom half-duplex offers all that and more without the burden of condo fees! Step inside a beautifully updated home featuring new flooring, fresh paint, stainless steel appliance package and a stylishly remodelled kitchen and bathrooms. The open-concept living and dining area provides a bright, welcoming space, perfect for relaxing or entertaining. You'll find two spacious bedrooms on the lower level, including a primary retreat with ample closet space and a gorgeous 4-piece bath. But the real showstopper? The huge pie-shaped lot offers unparalleled privacy and endless possibilities. Whether you dream of a backyard oasis, a garden retreat, or extra space for the kids and pets to play—this yard delivers. Enjoy summer BBQs, quiet evenings under the stars, and the freedom that comes with having your own outdoor space. Why pay condo fees when you can own your home and your land? Located in a quiet, family-friendly neighbourhood with easy access to parks, schools, shopping, and transit, this is the perfect opportunity to stay within budget without sacrificing quality or lifestyle. Don't miss the chance to call this place home and schedule your showing today!



19A Arlington Pl SE, Calgary, AB



Built in 1972

## Essential Information

MLS® #	A2206737
Price	\$459,900
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	552
Acres	0.15
Year Built	1972
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bi-Level
Status	Active

## Community Information

Address	19a Arlington Place Se
Subdivision	Acadia
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2H2B3

## Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

## Interior

Interior Features	Kitchen Island, Natural Woodwork, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Separate Entrance, Stone Counters, Vinyl Windows
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Cleared, Few Trees, Front Yard, Interior Lot, No Neighbours Behind, Pie Shaped Lot
Roof	Asphalt, Asphalt/Gravel
Construction	Mixed
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 28th, 2025
Days on Market	7
Zoning	R-CG

### **Listing Details**

Listing Office	Real Broker
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