

# \$589,900 - 8523 21 Avenue Se, Calgary

MLS® #A2208282

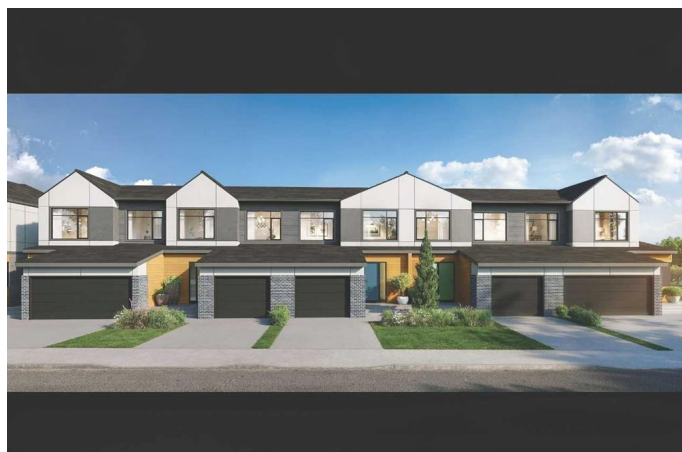
**\$589,900**

3 Bedroom, 3.00 Bathroom, 1,509 sqft

Residential on 0.05 Acres

Belvedere., Calgary, Alberta

This double garage townhome feels like a single-family home with lots of room to entertain, spacious bedrooms and south facing backyard. A Walkable, Livable Community East Hills Crossing presents an ever-expanding array of convenient amenities and connection. East Hills Shopping Centre is right across the street from the community, making it incredibly easy to pick up groceries, go for a bite to eat, or watch a movie. Whether you're commuting to work, meeting friends, or heading downtown, East Hills Crossing offers unbeatable connectivity. With direct access to Stoney Trail, Calgary's ring road, you can easily navigate the entire city, while 17th Avenue SE and Memorial Drive provide a quick and direct route into downtown. For added convenience, the nearby Bus Rapid Transit (BRT) stations at 17th Ave and 84th St are open, offering a fast and efficient transit option. No matter how you travel, getting where you need to go is effortless from East Hills Crossing. Photos are representative.



Built in 2025

## Essential Information

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Price \$589,900

Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,509
Acres	0.05
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	8523 21 Avenue Se
Subdivision	Belvedere.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1X0L5

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Stone Counters, Kitchen Island, Soaking Tub
Appliances	Dishwasher, Dryer, Electric Range, Refrigerator, Washer, Gas Water Heater, Microwave Hood Fan
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	See Remarks

### Exterior

Exterior Features	None
Lot Description	Back Yard, Street Lighting
Roof	Asphalt Shingle
Construction	Brick, Wood Frame, Composite Siding, Vinyl Siding

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      April 3rd, 2025  
Days on Market                160  
Zoning                              TBD

**Listing Details**

Listing Office                    Bode Platform Inc.

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