



101, 550 Seton Circle SE
Calgary, Alberta

MLS # A2293556



\$469,900

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|------------------|------------------------|---------------|------------------|
| Division: | Seton | | |
| Type: | Residential/Five Plus | | |
| Style: | 3 (or more) Storey | | |
| Size: | 1,403 sq.ft. | Age: | 2024 (2 yrs old) |
| Beds: | 3 | Baths: | 2 full / 1 half |
| Garage: | Double Garage Attached | | |
| Lot Size: | 0.03 Acre | | |
| Lot Feat: | Corner Lot | | |

| | | | |
|--------------------|--|-------------------|--------|
| Heating: | Forced Air | Water: | - |
| Floors: | Ceramic Tile, Vinyl Plank | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | \$ 264 |
| Basement: | None | LLD: | - |
| Exterior: | Concrete, Wood Frame | Zoning: | TBD |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters | | |

Inclusions: N/A

Welcome to this corner townhome in the thriving community of Seton, offering modern design, extra natural light, and a layout built for comfortable everyday living. Step inside to a bright and spacious entrance that leads into the open main floor. The contemporary kitchen features sleek cabinetry, quartz countertops, stainless steel appliances, and a large island perfect for meal prep or casual dining. The living and dining areas flow seamlessly together, creating a warm and functional space for relaxing or hosting friends and family. Just off the living room, enjoy your private balcony, an ideal spot to unwind after a long day. Upstairs, you will find three well-sized bedrooms, including a comfortable primary suite complete with a double vanity and plenty of storage space. The additional bedrooms offer flexibility for family members, guests, or a home office setup. The tandem garage provides secure parking for two vehicles along with extra storage options. Located close to shopping, restaurants, entertainment, the YMCA, South Health Campus, schools, and major roadways, this home offers convenience and lifestyle in one of Calgary's fastest-growing neighborhoods. A fantastic opportunity to enjoy low-maintenance, modern living in Seton. Book your private showing today!