

407, 562 Seton Circle SE
Calgary, Alberta

MLS # A2342112



\$459,900

Division:	Seton		
Type:	Residential/Four Plex		
Style:	Townhouse-Stacked		
Size:	1,331 sq.ft.	Age:	2023 (3 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Guest		
Lot Size:	-		
Lot Feat:	Back Lane, Paved		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 256
Basement:	None	LLD:	-
Exterior:	Composite Siding, Stone, Vinyl Siding	Zoning:	M-1
Foundation:	Slab	Utilities:	-
Features:	Breakfast Bar, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Sauna, See Remarks		

Inclusions: Contact seller directly

Click brochure link for more details. Welcome to your future home! This modern 3-bedroom, 2.5-bathroom corner unit townhouse, offers over 1,330 square feet of thoughtfully designed space. Featuring a double attached garage, two private balconies, and elegant design. Interior features open concept living room with its own covered balcony for morning coffees or late afternoon BBQs with family and friends. Kitchen is equipped with stunning quartz countertops, large island with seating and a spacious walk in pantry. Additionally, there is also 2 piece bathroom. A standout feature is the fully finished garage, converted into a private wellness retreat with a home gym and a sauna. Ideal for health and wellness enthusiasts. For convenience laundry room is located on the upper level alongside with 3 bedrooms and 2 full sized bathrooms. The primary bedroom comfortably fits a king bed and includes a private ensuite as well as its own balcony. Two additional versatile bedrooms offer endless possibilities, currently being used as a home office, and a welcoming guest room with its own bathroom. Home is also equipped with water filtration system, water softener as well as central air conditioning unit. Together, the design, space, and lifestyle features make this townhouse a rare combination of comfort, functionality, and relaxation.