

# \$520,000 - 102, 474 Seton Circle Se, Calgary

MLS® #A2260602

**\$520,000**

2 Bedroom, 3.00 Bathroom, 1,636 sqft

Residential on 0.00 Acres

Seton, Calgary, Alberta

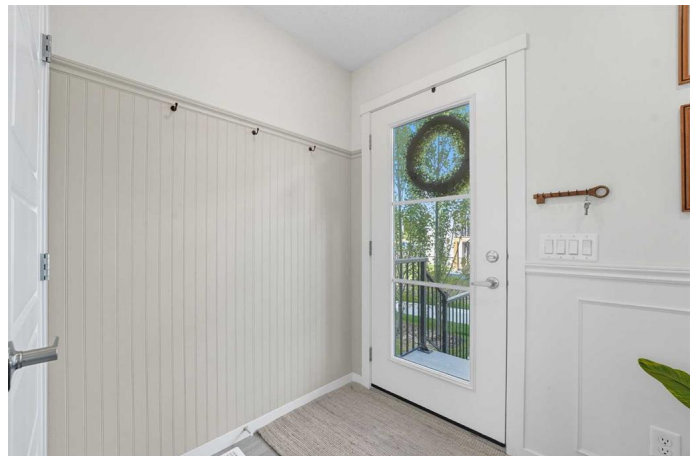
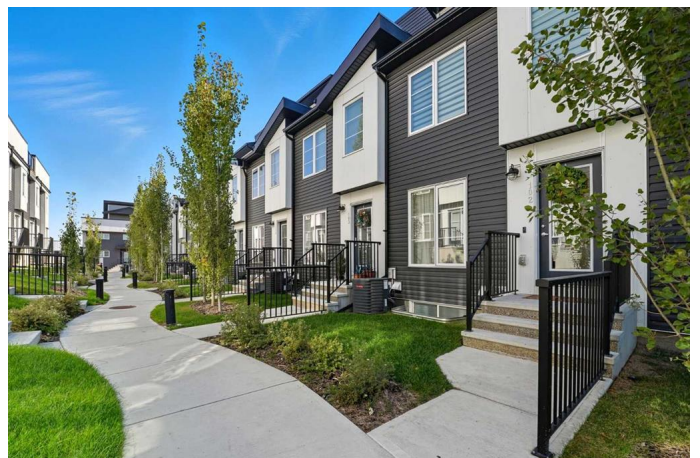
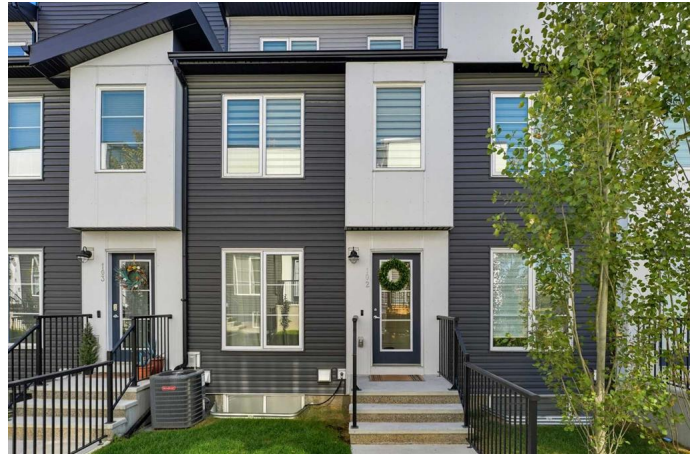
Welcome to 102-474 Seton Circle Se. This beautifully designed 2-bedroom, 2.5-bath townhouse offers modern living at its finest, perfectly located just steps to the playground, dining, entertainment, and more.

Step inside to an open-concept main floor featuring neutral-toned flooring, a bright and airy living space, and a chef-inspired kitchen complete with crisp white quartz countertops, sleek cabinetry, and a large island – perfect for entertaining.

The spacious primary suite includes a private ensuite for your comfort and convenience, while a second bedroom and additional full bathroom provide room for family or guests. Upstairs, a stunning third-level loft awaits – ideal as a lounge, home office, or bonus space – featuring a wet bar and direct access to a private rooftop patio with unobstructed mountain views. Whether it's morning coffee or evening cocktails, this is the ultimate place to unwind.

During the summertime heat, let your A/C keep the house cool for comfort and enjoy having a tandem 2 car garage to protect your vehicle from the elements.

Don't miss out on this opportunity to call this home.



Built in 2022

## Essential Information

MLS® #	A2260602
Price	\$520,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,636
Acres	0.00
Year Built	2022
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	102, 474 Seton Circle Se
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M3P6

### Amenities

Amenities	Snow Removal, Visitor Parking
Parking Spaces	2
Parking	Double Garage Attached, Tandem
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Built-in Features, Closet Organizers, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Walk-In Closet(s), Wet Bar
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Microwave, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Basement	None

### Exterior

Exterior Features	Balcony
Lot Description	Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	September 28th, 2025
Days on Market	1
Zoning	M-1
HOA Fees	430
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	Keller Williams BOLD Realty
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