

# \$569,000 - 111 Seton Row Se, Calgary

MLS® #A2211221

**\$569,000**

3 Bedroom, 3.00 Bathroom, 1,464 sqft  
Residential on 0.03 Acres

Seton, Calgary, Alberta

**NO CONDO FEES!** Discover this **BRIGHT AND BEAUTIFUL MODERN 3-bedroom, 2.5-bathroom 4-plex with an OVERSIZED ATTACHED SINGLE GARAGE**, located in the vibrant community of Seton.

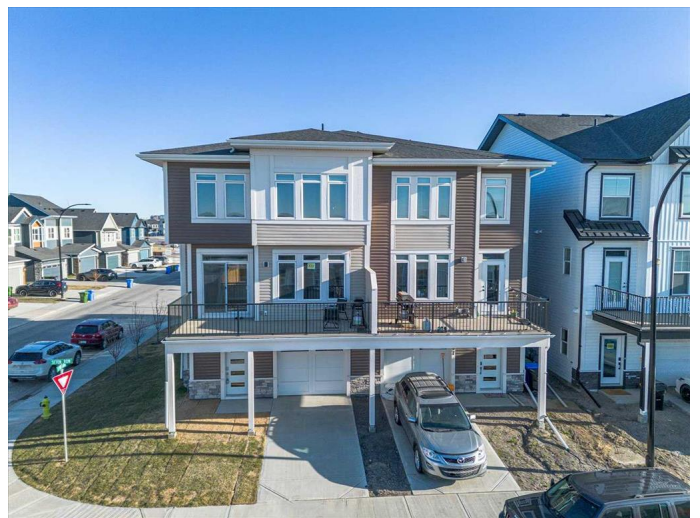
As you enter the main foyer, you'll immediately appreciate the meticulous upkeep of this home. The main level features an inviting **OPEN FLOOR PLAN** with 9 ft ceilings and durable **LVP FLOORING** throughout. The kitchen is a chef's dream, boasting a **LARGE ISLAND with QUARTZ COUNTERTOPS, STAINLESS STEEL APPLIANCES**, and ample cupboard space. A convenient half bath and a closet-pantry complete this level.

Upstairs, you'll find a **SPACIOUS PRIMARY BEDROOM** with a walk-in closet and a **3-PIECE ENSUITE BATHROOM**. Two additional good-sized bedrooms provide plenty of room for family or guests, along with a 4-piece main bathroom and convenient laundry.

This **SOUTH-FACING** unit offers a generous balcony off the main level, perfect for BBQs, relaxation, or entertaining.

Ideally situated just a short drive from South Health Campus, YMCA, JCS High School, Superstore, and a variety of shopping, dining, and business amenities. With easy access to Deerfoot and close proximity to Stoney Trail, your commute will be a breeze.

**DON'T MISS THE CHANCE TO MAKE THIS EXCEPTIONAL HOME YOURS!** Book your showing today!



Built in 2022

## Essential Information

MLS® #	A2211221
Price	\$569,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,464
Acres	0.03
Year Built	2022
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	111 Seton Row Se
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M3L6

## Amenities

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

## Interior

Interior Features	High Ceilings, Kitchen Island, Quartz Counters, Vinyl Windows
Appliances	Dishwasher, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Window Coverings, Washer/Dryer Stacked
Heating	Forced Air
Cooling	Sep. HVAC Units
Basement	None

## Exterior

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

### **Additional Information**

Date Listed	April 12th, 2025
Days on Market	12
Zoning	R-G

### **Listing Details**

Listing Office	CIR Realty
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