

# \$272,000 - 411, 338 Seton Circle Se, Calgary

MLS® #A2213573

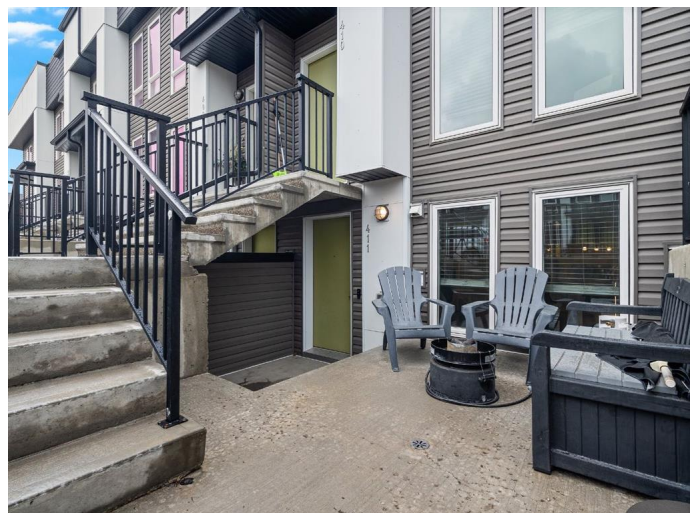
**\$272,000**

1 Bedroom, 1.00 Bathroom, 519 sqft

Residential on 0.00 Acres

Seton, Calgary, Alberta

Welcome home, this clean contemporary townhouse is right in the heart of Seton. Perfect for AirBnB investors, first time home buyers, or those just looking to get into Seton - one of Calgary's fastest growing communities. It offers a perfect blend of convenience and style, featuring a private entrance, one bedroom and one bathroom, and your own parking stall. This residence provides a cozy retreat while keeping you close to top end facilities and amenities. The well-appointed interior showcases a thoughtful layout, maximizing space and natural light. The modern kitchen is a culinary delight, boasting sleek appliances and ample counter space. A well-proportioned living area serves as a versatile space for relaxation and entertainment. The bedroom provides a great size and privacy. Convenient full-size washer and dryer in-suite and a well designed 4-piece bathroom. BBQ on your large private patio out front. Seton is already established with an abundance of amenities including South Health Campus, shopping, restaurants, boutiques and the world's largest YMCA, featuring a thrilling surf simulator, NHL sized rink, climbing wall and other activities the whole family will love. If you love the south part of the city, you'll fall head over heels for Sequel in Seton. Sequel is the next chapter of the ZEN story and puts home, work, healthcare, education and leisure within easy reach.



Built in 2023

Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2213573      |
| Price          | \$272,000     |
| Bedrooms       | 1             |
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 519           |
| Acres          | 0.00          |
| Year Built     | 2023          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | Bungalow      |
| Status         | Active        |

Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 411, 338 Seton Circle Se |
| Subdivision | Seton                    |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T3M3H1                   |

Amenities

|                |  |
|----------------|--|
| Amenities      | Park, Parking, Playground, Snow Removal, Trash, Dog Park |
| Parking Spaces | 1  |
| Parking        | Assigned, Stall  |

Interior

|                   |  |
|-------------------|--|
| Interior Features | No Smoking Home, Quartz Counters, Vinyl Windows  |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Baseboard, Electric  |
| Cooling           | None   |
| Basement          | None   |

Exterior

|                   |                  |
|-------------------|------------------|
| Exterior Features | Private Entrance |
|-------------------|------------------|

|                 |                 |
|-----------------|-----------------|
| Lot Description | Other           |
| Roof            | Other           |
| Construction    | Vinyl Siding    |
| Foundation      | Poured Concrete |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 22nd, 2025 |
| Zoning         | M-1              |
| HOA Fees       | 375              |
| HOA Fees Freq. | ANN              |

**Listing Details**

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Century 21 Foothills Real Estate |
|----------------|----------------------------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.