

# \$469,500 - 434 Seton Circle Se, Calgary

MLS® #A2204994

## \$469,500

2 Bedroom, 3.00 Bathroom, 1,540 sqft  
Residential on 0.00 Acres

Seton, Calgary, Alberta

This brand-new complex, completed in 2022, is ready for its first family. Seton is known for its amazing amenities, including parks, close to the hospital (South Health Campus), top-rated schools, a Cineplex VIP cinema, grocery stores, the YMCA, and a wide range of restaurants and shops—all just a short walk away. The home offers two bedrooms, each with its own private ensuite, ensuring plenty of space and privacy. The upper level features a spacious family room, perfect for cozy movie nights or hosting guests. With in-unit laundry and a thoughtful layout throughout, this townhome provides a perfect blend of convenience and comfort. Outside, you’ll find ample visitor parking and all the perks of this vibrant, walkable neighbourhood. This home is move-in ready and waiting for you to make it your own!

Built in 2022

### Essential Information

MLS® #	A2204994
Price	\$469,500
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,540
Acres	0.00



Year Built	2022
Type	Residential
Sub-Type	Row/Townhouse
Style	Townhouse
Status	Active

### Community Information

Address	434 Seton Circle Se
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3H1

### Amenities

Amenities	Parking, Trash, Visitor Parking
Parking Spaces	1
Parking	Off Street, Stall

### Interior

Interior Features	High Ceilings, Kitchen Island, No Smoking Home
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Baseboard
Cooling	None
Basement	None

### Exterior

Exterior Features	Balcony, Playground, Private Yard
Lot Description	Landscaped
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Other

### Additional Information

Date Listed	March 24th, 2025
Days on Market	73
Zoning	M-1

### Listing Details

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.