

# \$409,900 - 1108, 200 Seton Circle Se, Calgary

MLS® #A2197963

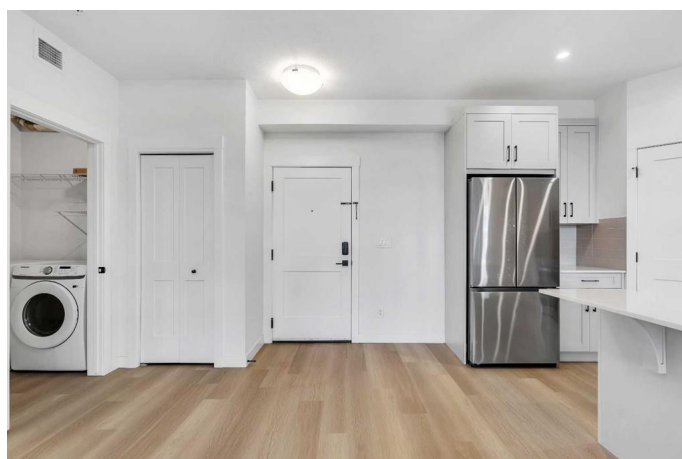
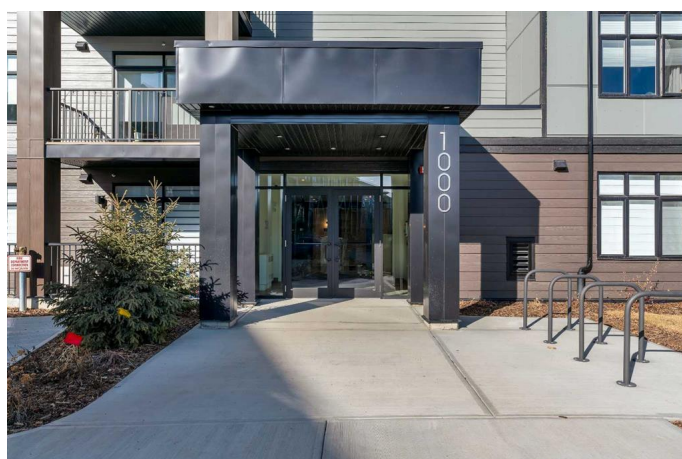
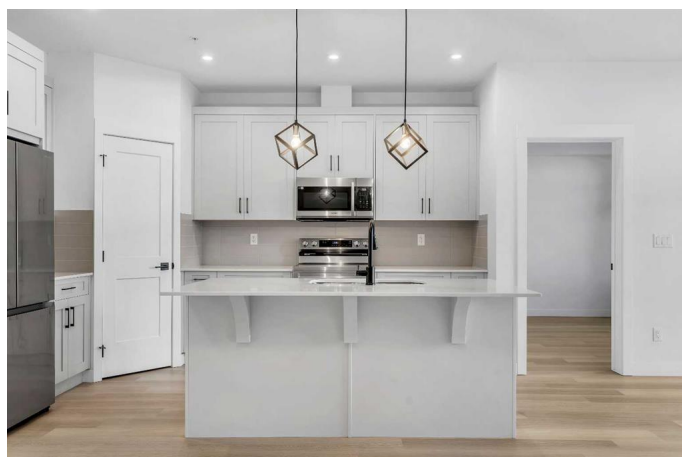
**\$409,900**

2 Bedroom, 2.00 Bathroom, 855 sqft

Residential on 0.00 Acres

Seton, Calgary, Alberta

Welcome to 200 Seton Circle SE, a stunning ground floor unit in the heart of Seton. This beautifully designed 2-bedroom, 2-bathroom unit offers a spacious and functional floor plan, perfect for first-time buyers, downsizers, or investors looking for an exceptional opportunity. Step inside and be greeted by a bright, open-concept layout with upgraded flooring that seamlessly flows throughout the main living area and both bedrooms. The kitchen features a modern backsplash, stainless steel appliances, a spacious corner pantry, and a large center island—perfect for meal prep and entertaining. The main living area is expansive and inviting, with wall-to-wall windows that flood the space with natural light, while an efficient air conditioning system ensures year-round comfort. Step outside to your massive ground-level patio, offering plenty of space for outdoor seating, BBQs, and relaxing. The primary bedroom boasts a large walk-in closet with abundant storage, and a luxurious 4-piece ensuite with dual sinks and built-in storage. The second bedroom is versatile and can be used as a home office or guest room, with a well-appointed 4-piece bathroom conveniently located nearby. Additional standout features include curtains instead of blinds in all rooms for a soft, modern touch, a spacious laundry room large enough for a side-by-side washer and dryer (no stackers needed), titled underground parking for security and convenience, and a dedicated storage locker providing ample space for all



your belongings. All of this is just steps away from the best of Seton, including shops, restaurants, schools, the South Health Campus, the South YMCA, and countless other amenities.

Built in 2024

**Essential Information**

MLS® #	A2197963
Price	\$409,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	855
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

**Community Information**

Address	1108, 200 Seton Circle Se
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3Y1

**Amenities**

Amenities	Elevator(s), Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Titled, Underground

**Interior**

Interior Features	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Quartz Counters, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator,

	Washer, Window Coverings, Wall/Window Air Conditioner
Heating	Baseboard
Cooling	Wall Unit(s)
# of Stories	4

### Exterior

Exterior Features	Balcony
Construction	Brick, Vinyl Siding, Wood Frame

### Additional Information

Date Listed	March 1st, 2025
Days on Market	56
Zoning	M-2
HOA Fees	375
HOA Fees Freq.	ANN

### Listing Details

Listing Office	RE/MAX First
----------------	--------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.