

# \$499,900 - 19 Seton Row Se, Calgary

MLS® #A2219604

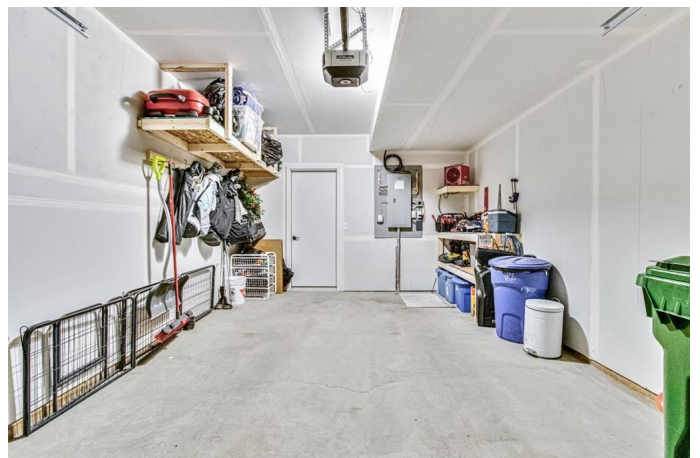
**\$499,900**

2 Bedroom, 3.00 Bathroom, 1,448 sqft

Residential on 0.03 Acres

Seton, Calgary, Alberta

Located in the extremely desirable community of SETON, this 2 bed 2.5 bath floor plan features 1448 sq/ft of living space! Located on a quiet street, this unit has a driveway that leads you to your attached single car garage that shares the main floor with your utility room, half bathroom and main entrance. Up the stairs you'll enter into your kitchen, living and dining room space. The kitchen is upgraded throughout with a gas range, hood fan, beautiful backsplash, loads of cabinets plus a built in wall oven and microwave. With stainless steel appliances and a large bar style seating area, you'll be happy to cook in this kitchen! With the kitchen being open to the large living room with generous windows, luxury vinyl plank flooring and an electric fireplace, you're able to entertain and enjoy the free flowing main floor. Completed with a dining space and access to your large balcony that features a gas line, this is a well thought out floor plan. Heading upstairs you'll have the stacked laundry at the top which is located right by the secondary bedroom and primary retreat. The primary bedroom is fit for a king bed and has a walk through closet with built in storage. The primary en suite features a 4 piece floor plan with extra storage inside. The upper level is complete with a 4 piece bathroom. Built in 2023 this like new unit screams value. Why pay condo fees when you can have your own private garage and less crowded living quarters. Seton has everything you could ever want from South Calgary



Health to movie theaters, banks, restaurants, bars, shopping and so on. This is your chance to buy SETONS lowest priced home without condos fees!

Built in 2023

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2219604      |
| Price          | \$499,900     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,448         |
| Acres          | 0.03          |
| Year Built     | 2023          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

**Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 19 Seton Row Se |
| Subdivision | Seton           |
| City        | Calgary         |
| County      | Calgary         |
| Province    | Alberta         |
| Postal Code | T3M3L7          |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

**Interior**

|                   |                                                                                                                                      |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Built-In Oven, Dishwasher, Gas Cooktop, Microwave, Range Hood,                                                                       |

|                 |                                              |
|-----------------|----------------------------------------------|
|                 | Refrigerator, Washer/Dryer, Window Coverings |
| Heating         | Central                                      |
| Cooling         | None                                         |
| Fireplace       | Yes                                          |
| # of Fireplaces | 1                                            |
| Fireplaces      | Electric                                     |
| Basement        | None                                         |

## Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Balcony, BBQ gas line    |
| Lot Description   | Cul-De-Sac, Front Yard   |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

## Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 9th, 2025 |
| Days on Market | 3             |
| Zoning         | R-G           |
| HOA Fees Freq. | ANN           |

## Listing Details

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

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