

# \$398,000 - 2206, 220 Seton Grove Se, Calgary

MLS® #A2183545

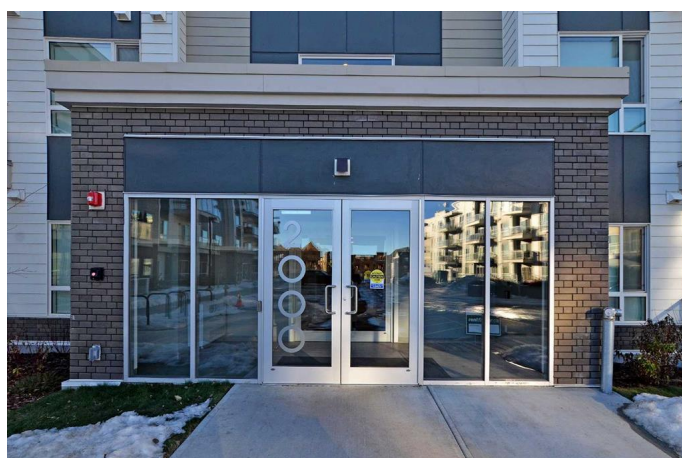
**\$398,000**

2 Bedroom, 2.00 Bathroom, 858 sqft

Residential on 0.00 Acres

Seton, Calgary, Alberta

Welcome to your dream condo! This stunning 2-bedroom, 2-bathroom located on the second floor boasts over 850 square feet of meticulously cared-for living space, still feeling brand new! With titled underground parking, this home combines convenience with style. Step inside to discover a bright, open-concept floor plan featuring 9-foot ceilings and an abundance of windows that flood the space with natural light. The modern finishes include vinyl flooring throughout, quartz countertops, upgraded stainless steel appliances, and a spacious extended kitchen island, perfect for entertaining. You'll appreciate the thoughtful details like the built-in pantry and additional cabinetry in the laundry room plus a large walk-in closet. Enjoy your morning coffee or evening sunset on the large wrap-around balcony, adding even more charm to this inviting space. Located in a vibrant community, you'll have easy access to shopping, delightful restaurants, and exciting entertainment options. Don't miss the opportunity to make this exquisite condo your new home! Call for your private viewing today!



Built in 2023

## Essential Information

MLS® #	A2183545
Price	\$398,000
Bedrooms	2

Bathrooms	2.00
Full Baths	2
Square Footage	858
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Active

### **Community Information**

Address	2206, 220 Seton Grove Se
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3T1

### **Amenities**

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

### **Interior**

Interior Features	Elevator, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Vinyl Windows
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Range, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Electric
Cooling	None
# of Stories	4

### **Exterior**

Exterior Features	Balcony
Construction	Composite Siding, Wood Frame, Wood Siding

### **Additional Information**

Date Listed	December 16th, 2024
Days on Market	87

Zoning	M-1
HOA Fees	375
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	CIR Realty
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