\$449,900 - 215 Seton Grove Se, Calgary

MLS® #A2252136

\$449,900

2 Bedroom, 3.00 Bathroom, 1,282 sqft Residential on 0.02 Acres

Seton, Calgary, Alberta

Open House Saturday from 2pm to 4pm
Welcome to this modern 3-level townhome
that combines style, function, and comfort in a
highly desirable community of Seton. Offering
2 bedrooms, 2.5 bathrooms, and a versatile
layout, this home is designed to meet
today's lifestyle needs.

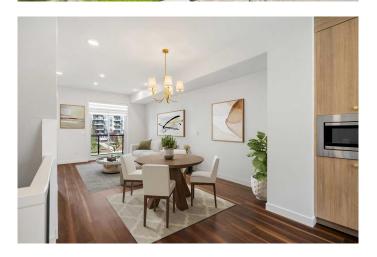
The bright and open main floor features a semi built-in kitchen with sleek quartz countertops, a gas line to the range, stainless steel appliances, and warm wood cabinetry. The adjacent dining and living area is enhanced with extra lighting, creating a welcoming atmosphere perfect for entertaining or relaxing. Step outside onto your balcony for morning coffee or evening barbecues with the added convenience of a gas line hookup.

Upstairs, you'II find 2 spacious bedrooms including a primary suite with a private ensuite and ample closet space. A second full bathroom and laundry complete the upper level, providing convenience and privacy. The home includes luxury vinyl plank flooring throughout and carpeting in throughout the upstairs.

Additional highlights include quartz counters throughout, AC rough-in for future cooling, and a second balcony to enjoy fresh air and views. The ground level offers a 2-car tandem garage providing plenty of storage and parking flexibility.







This home offers simplified living without sacrificing space. Located in a thoughtfully planned community, you're surrounded by modern design, green spaces, and easy access to amenities, schools, and commuter routes. If you're seeking a home with modern finishes and thoughtful upgrades, this townhome is an excellent choice.

Built in 2024

Essential Information

MLS® # A2252136 Price \$449,900

Bedrooms 2

Bathrooms 3.00

Full Baths 2

Half Baths 1

Square Footage 1,282 Acres 0.02

Year Built 2024

Type Residential

Sub-Type Row/Townhouse

Style 3 Storey
Status Active

Community Information

Address 215 Seton Grove Se

Subdivision Seton
City Calgary
County Calgary
Province Alberta
Postal Code T3M 3T1

Amenities

Amenities Clubhouse, Parking, Playground, Secured Parking, Snow Removal,

Trash, Visitor Parking, Bicycle Storage

Parking Spaces 2

Parking Double Garage Attached, Tandem

of Garages 2

Interior

Interior Features Double Vanity, Kitchen Island, Quartz Counters

Appliances Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Stove(s),

Washer

Heating Forced Air

Cooling Rough-In

Basement None

Exterior

Exterior Features Balcony

Lot Description Back Lane

Roof Asphalt Shingle

Construction Composite Siding

Foundation Poured Concrete

Additional Information

Date Listed August 28th, 2025

Days on Market 49

Zoning M-1

HOA Fees 430

HOA Fees Freq. ANN

Listing Details

Listing Office eXp Realty

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