# \$699,900 - 36 Seton Gardens Se, Calgary

MLS® #A2210813

# \$699,900

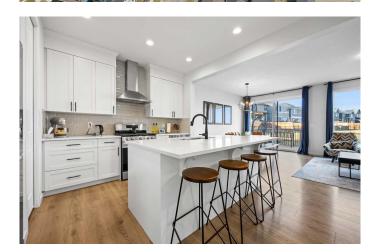
4 Bedroom, 4.00 Bathroom, 1,713 sqft Residential on 0.07 Acres

Seton, Calgary, Alberta

\*\*Open House This weekend Saturday (3rd May) and Sunday (4th May) 2 PM - 4 PM\*\*\*Best Priced Front attached Garage Home you can find\*\* Priced to Sell\*\* Welcome to your dream home in the heart of the vibrant and Everyone's favorite Seton community! This beautifully maintained detached home backs directly onto a park, offering direct backyard access to natureâ€"perfect for active families who love the outdoors. With over 2,300 sq ft of comfortable living space, this 4-bedroom, 3.5-bathroom gem features a single attached garage and a fully finished basement. The main floor welcomes you with a bright, open-concept layout connecting the upgraded kitchen, cozy living room, and dining area, all overlooking the lush parkland behind. The kitchen is a chef's delight, complete with a large island, gas range, chimney hood fan, pantry, and sleek stainless-steel appliances. Upstairs, you'll find a spacious bonus family room, convenient laundry, two well-sized bedrooms, and a luxurious primary suite boasting a large walk-in closet and a stylish ensuite with dual sinks and a standing shower. The fully finished basement adds even more living space with an additional bedroom, a 3-piece bath with standing shower, and a versatile rec room ideal for entertaining. Seton is a community everyone loves, with everything you need close byâ€"from shopping centres and restaurants to the YMCA, movie theatre, and quick access to Deerfoot Trail and Stoney Ring Road. Even more exciting, the







upcoming HOA facility will soon offer amazing amenities like a skating rink, gymnasium, tennis courts, a community kitchen with event space, and more. Don't miss out on this perfect blend of comfort, convenience, and community living!

#### Built in 2019

### **Essential Information**

MLS® # A2210813 Price \$699,900

Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 1,713 Acres 0.07

Year Built 2019

Type Residential

Sub-Type Detached

Style 2 Storey

Status Active

# **Community Information**

Address 36 Seton Gardens Se

Subdivision Seton

City Calgary

County Calgary

Province Alberta

Postal Code T3M2Y5

## **Amenities**

Amenities Other

Parking Spaces 3

Parking Garage Faces Front, Single Garage Attached

# of Garages 1

#### Interior

Interior Features Kitchen Island, No Smoking Home

Appliances Central Air Conditioner, Dishwasher, Dryer, Gas Stove, Microwave,

Range Hood, Refrigerator, Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features BBQ gas line, Garden, Playground

Lot Description Irregular Lot, See Remarks

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed April 10th, 2025

Days on Market 25

Zoning R-G

HOA Fees 375

HOA Fees Freq. ANN

# **Listing Details**

Listing Office Royal LePage Solutions

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