

\$449,900 - 2406, 200 Seton Circle Se, Calgary

MLS® #A2262893

\$449,900

2 Bedroom, 2.00 Bathroom, 849 sqft

Residential on 0.00 Acres

Seton, Calgary, Alberta

Welcome to this top-floor corner unit in the heart of Seton offering 2 Bed 2 Bath of bright, modern living with northwest exposure open view. Perfect for first-time buyers, professionals, or downsizers, this home showcases premium upgrades and a thoughtful open layout.

The designer kitchen is a showstopper with a quartz island, backsplash, Samsung appliances. The spacious living and dining areas flow seamlessly to a large balcony perfect for relaxing or BBQs (gas line included).

The primary suite features a walk-in closet and a luxurious ensuite and a tiled shower. A generous second bedroom.

Additional features include central A/C, LVP flooring, Samsung laundry, tiled underground parking, storage locker, and designer lighting. Condo fees include heat, water, and building insurance for added value.

Enjoy Seton's unbeatable lifestyle steps to shops, restaurants, the South Health Campus, YMCA, and future Green Line LRT, with quick access to Deerfoot and Stoney Trail.

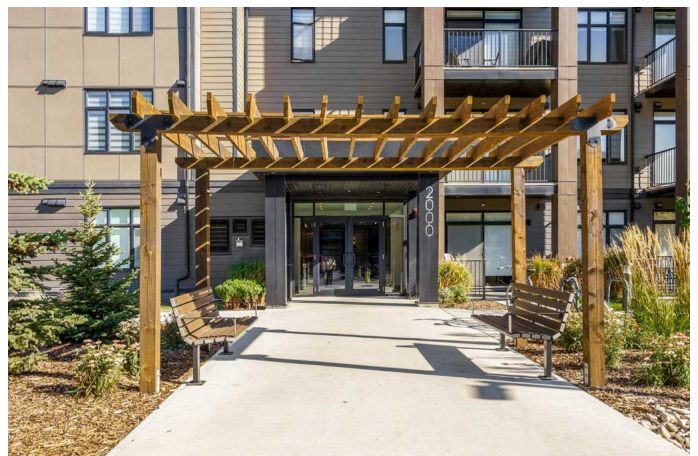
This home truly shows better than new contact your REALTOR® today!

Built in 2023

Essential Information

MLS® #

A2262893



Price	\$449,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	849
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	2406, 200 Seton Circle Se
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3V3

Amenities

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

Interior

Interior Features	High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)
Appliances	Central Air Conditioner, Microwave, Refrigerator, Washer/Dryer, ENERGY STAR Qualified Appliances, Other
Heating	Central
Cooling	Central Air
# of Stories	4

Exterior

Exterior Features	Balcony, BBQ gas line, Other, Storage, Barbecue
Construction	Concrete, Wood Frame, Cement Fiber Board

Additional Information

Date Listed	October 17th, 2025
Days on Market	20
Zoning	M-2
HOA Fees	375
HOA Fees Freq.	ANN

Listing Details

Listing Office	Comox Realty
----------------	--------------

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