

# \$257,250 - 20988 Seton Way Se, Calgary

MLS® #A2190365

**\$257,250**

1 Bedroom, 1.00 Bathroom, 441 sqft

Residential on 0.00 Acres

Seton, Calgary, Alberta

Introducing Brightside by Brookfield Residential, located in the heart of Seton! This 1-bedroom, 1-bathroom END UNIT townhome offers the perfect combination of convenience and comfort. Situated in a highly desirable neighborhood, it's just moments away from a wide range of amenities, making it an excellent choice for first-time homebuyers or investors. The "Coltrane" model features a thoughtfully designed open-concept layout, complete with luxury vinyl plank flooring throughout the living spaces and bedroom (no carpet). The large west-facing windows at the front of the home invite abundant natural light, creating a bright and welcoming atmosphere all day long. The kitchen overlooks the living and dining areas, making it ideal for hosting friends and family. The kitchen is beautiful and functional, featuring stainless steel appliances, quartz countertops, full-height cabinets, and a pantry. The spacious peninsula island offers additional seating and storage options. The generous primary bedroom comes with a large closet and windows that look out onto the patio. A 4-piece bathroom and a utility room with in-suite laundry and extra storage complete the home, offering convenience and practicality. Additional features include a rough-in for central air conditioning and an upgraded tile extending above the acrylic tub/shower. Completing the unit is a title parking stall. Nestled in Seton, a vibrant new community, this townhome is within walking distance of parks, playgrounds, the Seton



Homeowners Association, and numerous other amenities. With easy access to major routes, this property presents an opportunity that shouldn't be missed. Please note: The photos provided are of a previous home and may not represent the property for sale, finishes may vary.

Built in 2025

**Essential Information**

MLS® #	A2190365
Price	\$257,250
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	441
Acres	0.00
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	Stacked Townhouse
Status	Active

**Community Information**

Address	20988 Seton Way Se
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3T8

**Amenities**

Amenities	Other
Parking Spaces	1
Parking	Stall

**Interior**

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Breakfast Bar,
-------------------	---

	Vinyl Windows, See Remarks
Appliances	Dishwasher, Electric Stove, Refrigerator, Dryer, Microwave Hood Fan, Washer
Heating	Forced Air
Cooling	Rough-In
Basement	None

## Exterior

Exterior Features	Other
Lot Description	Low Maintenance Landscape, Landscaped, Level
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	January 27th, 2025
Days on Market	151
Zoning	M-1
HOA Fees	375
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Charles
----------------	---------

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