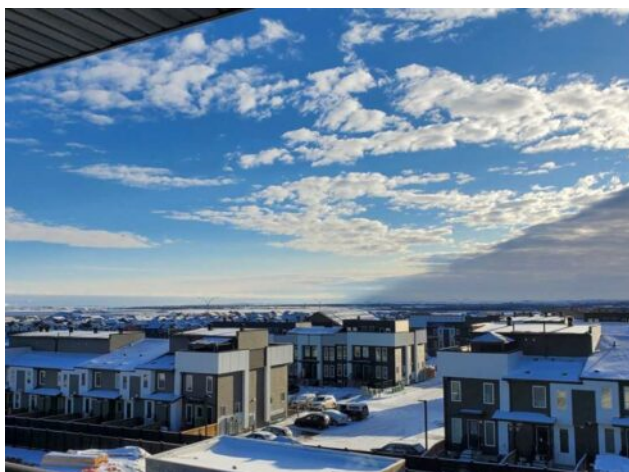


4413, 200 Seton Circle SE
Calgary, Alberta

MLS # A2192817



\$265,000

Division:	Seton		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Low-Rise (1-4)		
Size:	501 sq.ft.	Age:	2022 (3 yrs old)
Beds:	1	Baths:	1
Garage:	Outside, Stall, Titled		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 202
Basement:	None	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	M-2
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home, Quartz Counters		

Inclusions: N/A

Welcome to Seton West. This beautiful 1 BR 1 Bath open floor plan is perfect for your FTHB's or investors. Enjoy a free flowing space between your living and kitchen area or cozy up in your generous sized bedroom. The modern kitchen boasts upgrades with stainless steel appliances, extended kitchen cabinet heights (41"), pot drawers, a pantry, pot lights, large undermount sink and a beautiful backsplash. Other upgrades include quartz countertops throughout, LVP flooring, ample storage and an A/C unit for those hot summer nights. Lets not forget the spacious balcony with a gas hookup for your BBQ. This home truly has it all and being conveniently located you have quick access to public transit, schools, shopping, restaurants, the YMCA, South Health Campus and major roads/highways. Don't miss the opportunity to call this home, schedule your private viewing today!