

596 seton Circle SE
Calgary, Alberta

MLS # A2165779



\$484,010

Division:	Seton		
Type:	Residential/Other		
Style:	3 Storey		
Size:	1,318 sq.ft.	Age:	2025 (-1 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	-		
Lot Feat:	Other		

Heating: Forced Air

Floors: Carpet, Laminate, Tile

Roof: Asphalt Shingle

Basement: None

Exterior: Wood Frame

Foundation: Poured Concrete

Features: High Ceilings, Kitchen Island, Stone Counters

Water: -

Sewer: -

Condo Fee: \$ 229

LLD: -

Zoning: TBD

Utilities: -

Inclusions: n/a

The "FEN" floor plan with 3 bed/2.5 bath + Flex space by 'Rohit Homes' - an award winning home builder for over 35 years. FEATURING: | SINGLE GARAGE | 2 BALCONIES | 1,317 SQ FT (3 bed/2.5 bath + flex) | LOW CONDO FEES | NEW DESIGN INTERIOR 'ETHEREAL ZEN' BY 'LOUIS DUNCAN HE' | All in SE Calgary's 'SETON' - a vibrant, master-planned community known for its modern amenities, healthcare facilities, retail options, and recreational spaces, making it a desirable place for both living and working. This brand new townhome offers desirable features making a top choice to live. Main floor features open layout that connects kitchen, dining and living space ensuring everyone is connected and not to mention leaving the unit feeling bigger. The kitchen features: Boutique lighting, quartz counters, SS appliances, beautiful cabinetry, large eating island w/ place for stools, storage space. The main floor is completed with half bath as well as large windows that have window coverings included, as well as a balcony with gas line. Upstairs has 3 bedrooms, 2 full baths, another balcony, laundry room and small flex space (for study). The primary room is good size, with an ensuite that has vanity, bath/shower combo with both shower wand and rain head. Single garage is on the entrance level. This unit comes with both window coverings, and washer/dryer- meaning you can just move in and enjoy living. This is a complex with monthly condo fees just over \$200, and pet friendly (no size restrictions 2 pets), making it an ideal place to consider in a fantastic location. Click the 3D tour link to see complete tour of the same model, different finishings. Book your viewing today before... its gone.