

# \$658,900 - 788 Seton Circle Se, Calgary

MLS® #A2207575

**\$658,900**

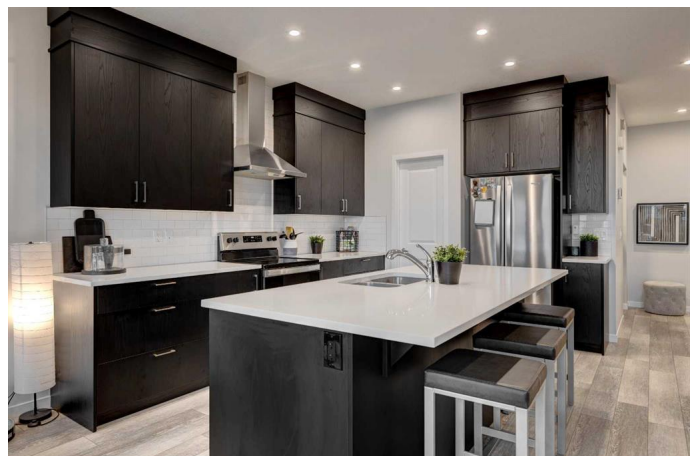
4 Bedroom, 4.00 Bathroom, 1,675 sqft  
Residential on 0.07 Acres

Seton, Calgary, Alberta

NO CONDO FEES!!!! This 2-storey hardly lived in, former SHOW HOME in the desirable Seton community is a true gem, blending luxury with modern functionality. With 3+1 bedrooms, 3.5 bathrooms, and a fully air-conditioned interior, it's designed for ultimate comfort and style. The bright and open main floor is a welcoming space, seamlessly connecting the living room, gourmet kitchen, and dining area. The kitchen stands out with quartz countertops, high-end stainless steel appliances, and custom cabinetry, while the walk-in pantry provides ample storage.

The main floor also includes a chic 2-piece powder room, enhancing the home's practicality. Upstairs, the spacious bonus room and three thoughtfully laid-out bedrooms ensure privacy and tranquility. The master suite features a 4-piece ensuite with a 36" vanity and a walk-in closet with custom organization solutions. Two additional well-sized bedrooms and a full bathroom offer comfort for everyone, while a dedicated laundry room adds to the home's convenience.

The fully finished basement is a highlight, offering a large rec room, an additional bedroom, and a full bathroom, adding valuable living space. The home also boasts several premium features such as Gemstone Lighting, an irrigation system, smart voice-controlled



LED lights, and epoxy flooring in the garage. Situated on a corner lot, this home offers the perfect blend of luxury, convenience, and comfort. Make this exceptional property your new home today!

Built in 2020

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | A2207575               |
| Price          | \$658,900              |
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,675                  |
| Acres          | 0.07                   |
| Year Built     | 2020                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 788 Seton Circle Se |
| Subdivision | Seton               |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T3M3C4              |

### Amenities

|                |   |
|----------------|---|
| Amenities      | None  |
| Parking Spaces | 2   |
| Parking        | Concrete Driveway, Garage Door Opener, Single Garage Attached, Front Drive, See Remarks |
| # of Garages   | 1   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, See Remarks, Walk-In Closet(s), Smart Home, Tankless Hot Water |
| Appliances        | Central Air Conditioner, Dishwasher, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Tankless Water Heater   |
| Heating           | Central, ENERGY STAR Qualified Equipment   |
| Cooling           | Central Air, ENERGY STAR Qualified Equipment   |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

## Exterior

|                   |   |
|-------------------|---|
| Exterior Features | BBQ gas line, Lighting, Private Entrance, Private Yard            |
| Lot Description   | Back Yard, Corner Lot, Landscaped, Lawn, Private, Views, Open Lot |
| Roof              | Asphalt Shingle   |
| Construction      | Concrete, Vinyl Siding, Wood Frame                                |
| Foundation        | Poured Concrete   |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 2nd, 2025 |
| Days on Market | 2               |
| Zoning         | R-G             |
| HOA Fees       | 375             |
| HOA Fees Freq. | ANN             |

## Listing Details

|                |                                |
|----------------|--------------------------------|
| Listing Office | Real Estate Professionals Inc. |
|----------------|--------------------------------|

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