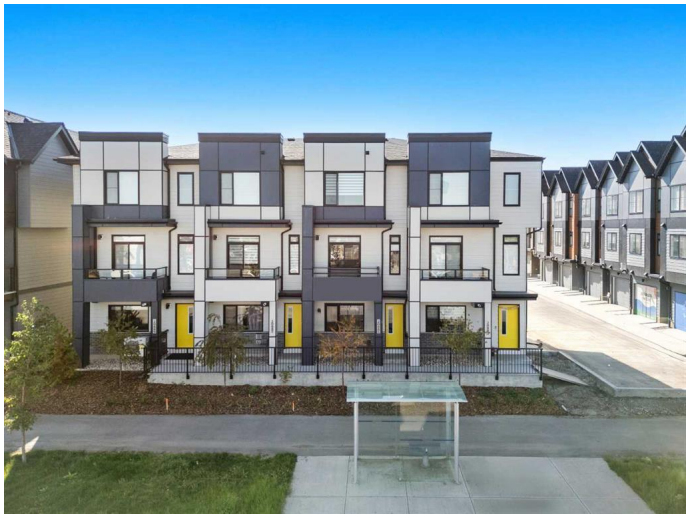
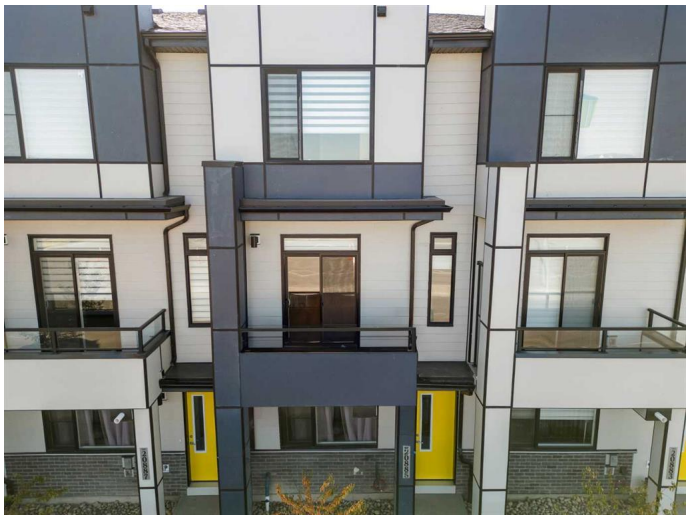
# $455,000 - 20885 Seton Way Se, Calgary

MLS® #A2252145

**$455,000**
2 Bedroom, 3.00 Bathroom, 1,293 sqft
Residential on 0.02 Acres

Seton, Calgary, Alberta





Welcome to the highly desirable community of Seton. Discover this contemporary 3-level townhome offering modern design and thoughtful upgrades throughout. Featuring 2 bedrooms, 2.5 bathrooms, and a well-planned layout, this home is ideal for both daily living and entertaining.

The main floor showcases a semi built-in kitchen with sleek quartz countertops, stainless steel appliances, and a gas line hook-up to the BBQ. A unique feature of this unit is the bar-style layout with the built-in dishwasher, adding functionality and style to the heart of the home. The open-concept dining and living area is enhanced with additional lighting, creating a warm and inviting space. From here, step out onto one of your two balconiesâ€”perfect for enjoying morning sun from the east or evening light from the west. A gas line to the deck makes outdoor cooking simple and convenient.

Upstairs, youâ€™ll find 2 well-sized bedrooms including a private primary suite with an ensuite bathroom and generous closet space. The second bedroom, full bath, and upstairs laundry complete this level with ease and convenience. Flooring is thoughtfully selected with luxury vinyl plank throughout and carpeting on the second level.

Additional features include quartz counters, AC rough-in, and a 2-car tandem garage with

an extended driveway for extra parking flexibility.

Located in a vibrant community with modern architecture and easy access to schools, shopping, and commuter routes, this townhome blends convenience with style. This home offers a streamlined lifestyle while providing the space you need.

If youâ€™re looking for a home with modern finishes, practical upgrades, and east-to-west outdoor living, this is the one.

Built in 2024

## Essential Information

| | |
|---|---|
| MLS® # | A2252145 |
| Price | $455,000 |
| Bedrooms | 2 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,293 |
| Acres | 0.02 |
| Year Built | 2024 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 3 Storey |
| Status | Active |

## Community Information

| | |
|---|---|
| Address | 20885 Seton Way Se |
| Subdivision | Seton |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3M 3T1 |

## Amenities

| | |
|---|---|
| Amenities | Clubhouse, Parking, Playground, Secured Parking, Snow Removal, Storage, Trash, Visitor Parking |
| Parking Spaces | 3 |
| Parking | Double Garage Attached, Tandem |
| # of Garages | 2 |

## Interior

| | |
|---|---|
| Interior Features | Double Vanity, Kitchen Island, Quartz Counters |
| Appliances | Dishwasher, Dryer, Microwave, Range Hood, Stove(s), Washer, Built-In Refrigerator |
| Heating | Forced Air |
| Cooling | Rough-In |
| Basement | None |

## Exterior

| | |
|---|---|
| Exterior Features | Balcony |
| Lot Description | Back Lane |
| Roof | Asphalt Shingle |
| Construction | Composite Siding |
| Foundation | Poured Concrete |

## Additional Information

| | |
|---|---|
| Date Listed | August 28th, 2025 |
| Days on Market | 23 |
| Zoning | M-1 |
| HOA Fees | 430 |
| HOA Fees Freq. | MON |

## Listing Details

| | |
|---|---|
| Listing Office | eXp Realty |

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