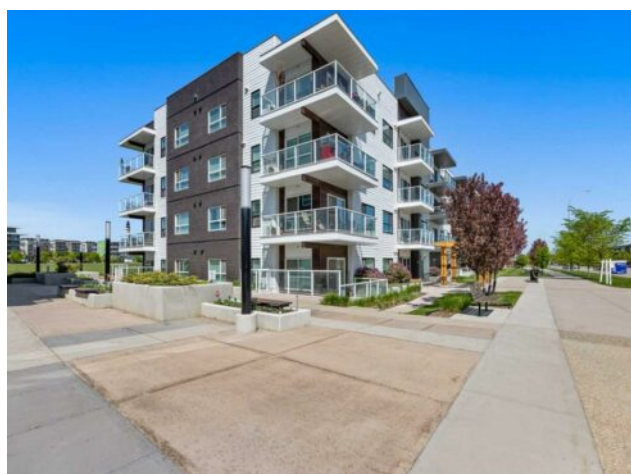


316, 4250 Seton Drive SE  
Calgary, Alberta

MLS # A2224406



# \$284,900

Division:	Seton		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	578 sq.ft.	Age:	2019 (6 yrs old)
Beds:	1	Baths:	1
Garage:	Titled, Underground		
Lot Size:	-		
Lot Feat:	City Lot		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 289
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Granite Counters, Kitchen Island, No Smoking Home		

Inclusions: na

Welcome to the epitome of urban living in the beautiful community of Seton! This modern 1-bedroom, 1-bath condo offers a perfect blend of style and functionality. Step inside this immaculate SOUTH FACING unit and be greeted by an open-concept living space bathed in tons of natural light, creating a warm and inviting ambiance. The white color palette throughout the condo creates a calming and inviting atmosphere, allowing you to personalize the space to your liking. The well-appointed kitchen features a large kitchen island, sleek stainless-steel appliances, gleaming white quartz countertops, a convenient pantry, contemporary fixtures, and ample cabinet space! The kitchen flows seamlessly into a spacious living room with south facing windows and a private balcony. The Master Bedroom is generously sized, providing a cozy retreat with walk-in closet and an adjacent 4-piece bath; a perfect sanctuary to relax after a long day. The OVERSIZED laundry room has a ton of space for all your storage needs! The unit comes with a TITLED UNDERGROUND parking spot, ensuring your vehicle is secure and protected year-round. This complex is located in a vibrant community and within close proximity to reputable schools, grocery stores, shopping centers, dining options, and other essential services. Stop renting and seize the opportunity to make this condo your own and experience what Seton has to offer!