

\$699,900 - 53 Seton Manor Se, Calgary

MLS® #A2266696

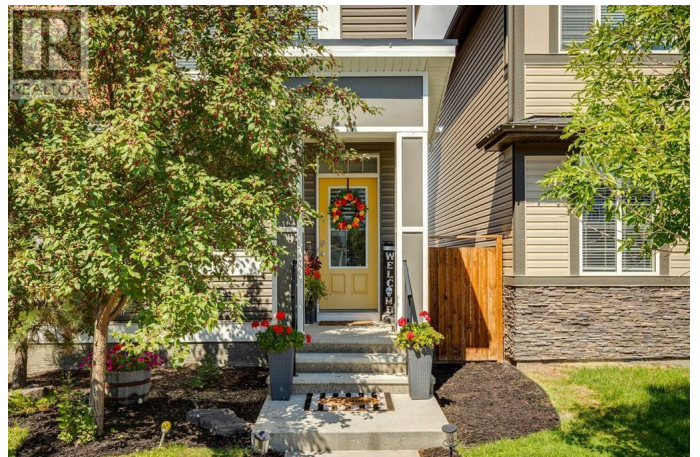
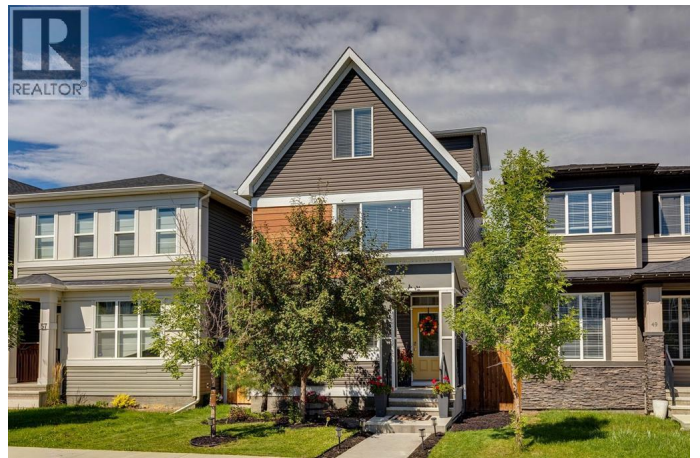
\$699,900

4 Bedroom, 5.00 Bathroom, 2,053 sqft

Single Family on 0.06 Acres

Seton, Calgary, Alberta

Not your average cookie-cutter home! This former Trico Showhome stands out with its vibrant design, impressive layout, and over 2,800 sq. ft. of developed living space across four levels – including a top-floor loft and a fully finished basement! From the moment you step inside, you™ll notice the abundance of natural light, 9™ ceilings, and open-concept main floor that create a bright, airy feel. The gorgeous island kitchen features quartz countertops, stainless steel appliances (including fridge with water & ice dispenser), a walk-in pantry, and plank-style flooring that flows through the kitchen, dining, and living areas. Upstairs, you™ll find three spacious bedrooms, including a primary suite with a walk-in closet and a luxurious ensuite with dual sinks and quartz counters. The laundry room is conveniently located on this level as well. Head up one more level to discover the amazing loft – perfect as a family room, home office, or even a second primary suite, complete with direct access to a full bathroom. The finished basement adds even more space with soaring ceilings, a large bedroom, and a full bath – ideal for guests, extended family, or future rental potential. This home is packed with thoughtful upgrades, including central A/C, designer lighting, knockdown ceilings, Decora light switches, ceramic tile & quartz in all bathrooms, underground sprinklers, gas line for BBQ, and a high-efficiency furnace. The R-G zoning allows for a garage suite addition (with city approval), offering excellent



investment potential.Situated on a quiet, low-traffic street, this show-stopping home is just minutes from shopping, the South Health Campus, movie theatre, and schools. Whether youâ€™re looking for your forever home or a smart investment property, this one truly stands out for style, space, and flexibility.
(id:6289)

Built in 2017

Essential Information

Listing #	A2266696
Price	\$699,900
Bedrooms	4
Bathrooms	5.00
Half Baths	1
Square Footage	2,053
Acres	0.06
Year Built	2017
Type	Single Family
Sub-Type	Freehold

Community Information

Address	53 Seton Manor Se
Subdivision	Seton
City	Calgary
Province	Alberta
Postal Code	T2C2C9

Amenities

Amenities	Playground, Schools, Shopping
Features	Back lane, PVC window, No Smoking Home, Gas BBQ Hookup
Parking Spaces	2
Parking	Other, Parking Pad

Interior

Appliances	Washer, Refrigerator, Oven - Electric, Dishwasher, Dryer, Microwave Range Hood Combo, Window Coverings
Heating	Forced air

Cooling	Central air conditioning
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Vinyl siding
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	RE/MAX Landan Real Estate
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