

# \$315,000 - 4345 Seton Drive Se, Calgary

MLS® #A2245802

**\$315,000**

2 Bedroom, 1.00 Bathroom, 622 sqft

Residential on 0.00 Acres

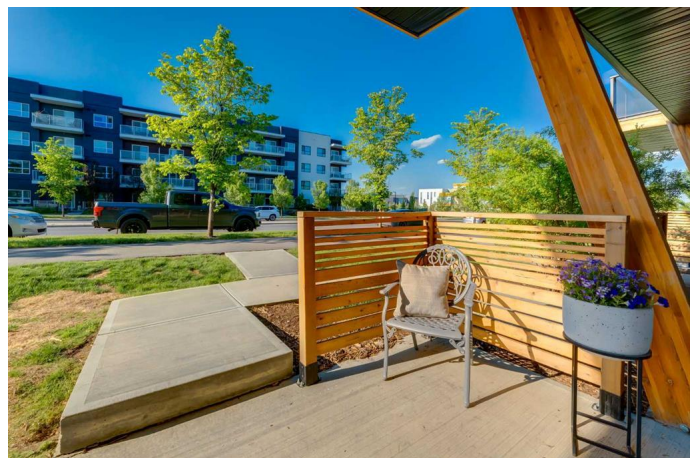
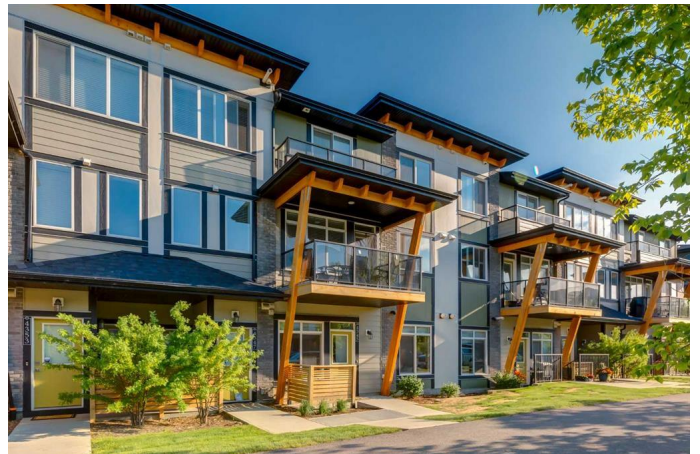
Seton, Calgary, Alberta

This bright main floor townhouse is located minutes away from the Seton YMCA and South Calgary Health campus and is not to be missed! You will enjoy the open floorplan featuring a good sized living room with access to your covered patio, a well appointed kitchen with plenty of cabinets, stainless appliances, quartz counters, and peninsula island with breakfast bar and plenty of natural light throughout. The ample sized primary bedroom, a second bedroom/den, 4 piece bath and laundry room complete this unit. From the laundry room you have direct access to your single attached garage. There are plenty of amenities, shops and restaurants within walking distance and you have great access to major thoroughfares.

Built in 2021

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2245802      |
| Price          | \$315,000     |
| Bedrooms       | 2             |
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 622           |
| Acres          | 0.00          |
| Year Built     | 2021          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |



|        |                   |
|--------|-------------------|
| Style  | Stacked Townhouse |
| Status | Active            |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 4345 Seton Drive Se |
| Subdivision | Seton               |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T3M 3A7             |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Other                  |
| Parking Spaces | 1                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

### Interior

|                   |                                                                             |
|-------------------|-----------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Open Floorplan, Quartz Counters, Separate Entrance, Storage  |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer |
| Heating           | Forced Air                                                                  |
| Cooling           | None                                                                        |
| Basement          | None                                                                        |

### Exterior

|                   |                                |
|-------------------|--------------------------------|
| Exterior Features | Other                          |
| Lot Description   | Back Lane, Landscaped, Lawn    |
| Roof              | Asphalt Shingle                |
| Construction      | Brick, Composite Siding, Mixed |
| Foundation        | Poured Concrete                |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 5th, 2025 |
| Days on Market | 15               |
| Zoning         | M-1              |

### Listing Details

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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