

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

MLS® #A2252145

\$455,000

2 Bedroom, 3.00 Bathroom, 1,293 sqft

Residential on 0.02 Acres

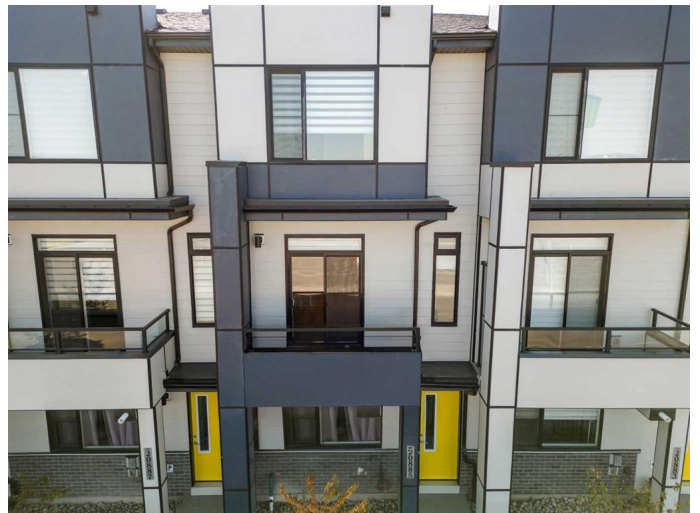
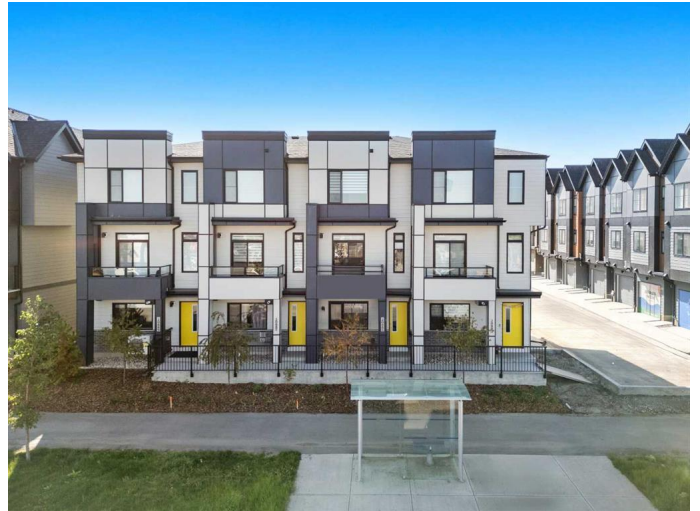
Seton, Calgary, Alberta

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 balconies—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, you'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 you’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	36
Zoning	M-1
HOA Fees	430
HOA Fees Freq.	MON

Listing Details

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

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.