

# \$597,500 - 960 Seton Circle Se, Calgary

MLS® #A2237120

**\$597,500**

4 Bedroom, 4.00 Bathroom, 1,670 sqft

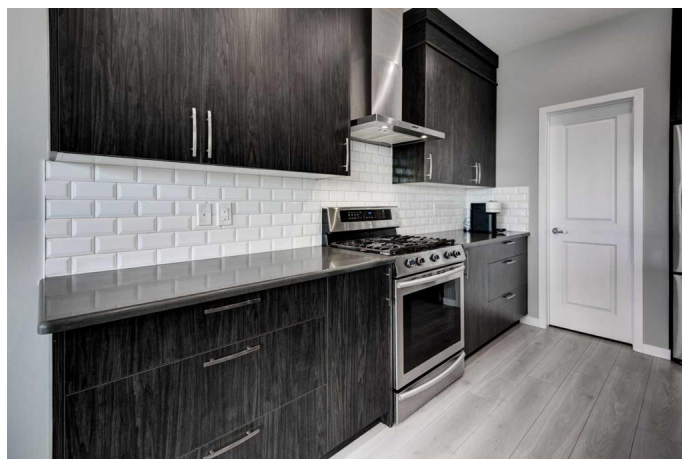
Residential on 0.06 Acres

Seton, Calgary, Alberta

Welcome to Seton â€” One of Calgaryâ€™s Most Vibrant and Sought-After Communities! This beautifully maintained 2-storey half duplex offers the perfect blend of modern urban living and suburban comfort. With 4 bedrooms, 3.5 bathrooms, and a single attached garage, this air-conditioned home features an open-concept layout ideal for families and entertainers alike. A fresh coat of paint has just been completed, making it move-in ready for the new owners.

Step inside to a spacious foyer and mudroom with access to the garage. The main floor boasts 9-foot knockdown ceilings, luxury vinyl plank flooring, a large kitchen with quartz countertops, ceiling-height cabinets, stainless steel appliances, and a walk-in pantry. Natural light floods the space through west-facing windows with direct access to the backyard. Upstairs, you'll find a versatile bonus roomâ€”perfect as a kidsâ€™ playroom or home library. The primary suite offers mountain views, a 4-piece ensuite with double vanity quartz counters, and a walk-in closet with custom built-in organizers. Two additional bedrooms, a full bathroom, and an upper-floor laundry room with extra storage complete the level.

The fully finished basement features a spacious entertainment area, an additional bedroom, and a full bathroomâ€”ideal for guests or extended family. The home also includes an on-demand hot water tank and extra storage space in the mechanical room.



Located just steps from the South Health Campus, the world’s largest YMCA, and the vibrant Seton Urban District, you’ll enjoy unparalleled convenience with walkable access to shopping, dining, entertainment, and transit. A perfect home in a thriving SE Calgary community!

Built in 2019

**Essential Information**

MLS® #	A2237120
Price	\$597,500
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,670
Acres	0.06
Year Built	2019
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

**Community Information**

Address	960 Seton Circle Se
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 2V2

**Amenities**

Amenities	Other
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

**Interior**

Interior Features	See Remarks
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Gas Stove, Microwave, Range Hood, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Other
Lot Description	Back Yard, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	July 4th, 2025
Days on Market	17
Zoning	R-Gm
HOA Fees	375
HOA Fees Freq.	ANN

## Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.