



THE  
**A-TEAM**

**RE/MAX  
FIRST**

**200 SETON Circle #4101, Calgary T3M 3N8**

MLS® #: **A2204093**

Area: **Seton**

Listing Date: **03/20/25**

List Price: **\$447,000**

Status: **Active**

County: **Calgary**

Change: **-\$3k, 11-Apr**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**  
Sub Type: **Apartment**  
City/Town: **Calgary**  
Year Built: **2022**

Lot Information

Lot Sz Ar:  
Lot Shape:

Finished Floor Area

Abv Sqft: **987**  
Low Sqft:  
Ttl Sqft: **987**

DOM

**30**

Layout

Beds: **2 (2 )**  
Baths: **2.0 (2 0)**  
Style: **Apartment-Single Level Unit**

Parking

Ttl Park: **1**  
Garage Sz:

Access:  
Lot Feat:  
Park Feat:

**Underground**

Utilities and Features

Roof:  
Heating: **Hot Water**  
Sewer:  
Ext Feat: **Other**

Construction: **Wood Frame**  
Flooring: **Vinyl**  
Water Source:  
Fnd/Bsmt:

Kitchen Appl: **Central Air Conditioner,Dishwasher,Dryer,Electric Cooktop,ENERGY STAR Qualified Appliances,Garage Control(s),Oven-Built-In,Range Hood,Refrigerator,Washer,Window Coverings**  
Int Feat: **Kitchen Island,Open Floorplan,Pantry,Quartz Counters,Storage,Walk-In Closet(s)**  
Utilities:

Room Information

Room	Level	Dimensions
<b>4pc Bathroom</b>	<b>Main</b>	<b>10`10" x 4`11"</b>
<b>Bedroom</b>	<b>Main</b>	<b>10`10" x 9`11"</b>
<b>Foyer</b>	<b>Main</b>	<b>13`7" x 6`1"</b>
<b>Laundry</b>	<b>Main</b>	<b>5`10" x 5`9"</b>
<b>Bedroom - Primary</b>	<b>Main</b>	<b>10`10" x 15`1"</b>

Room	Level	Dimensions
<b>4pc Ensuite bath</b>	<b>Main</b>	<b>4`11" x 10`7"</b>
<b>Dining Room</b>	<b>Main</b>	<b>12`10" x 5`8"</b>
<b>Kitchen</b>	<b>Main</b>	<b>12`10" x 15`4"</b>
<b>Living Room</b>	<b>Main</b>	<b>12`10" x 11`1"</b>

Legal/Tax/Financial

Condo Fee:  
**\$393**

Title:  
**Fee Simple**  
Fee Freq:  
**Monthly**

Zoning:  
**M-2**

Legal Desc: **2211412**

Remarks

Pub Rmks: **Your dream home is finally here! Introducing The Atwood—one of Logel Homes' best-selling floor plans in the award-winning Seton Development by Calgary's Multi-Family Builder of the Year (2021)! This stunning ground-floor corner unit is designed for those who demand style, comfort, and convenience. Step into elevated living with 9-foot ceilings, two spacious bedrooms, and two luxurious ensuite baths. The gourmet kitchen is fully equipped with a built-in wall oven, electric cooktop, stainless steel appliances, and quartz countertops, while the full-height tiled ensuite shower adds a touch of sophistication. A high-efficiency washer and dryer complete this perfect package. Enjoy year-round comfort with your own underground heated titled parking stall, and experience the best of Seton—surrounded by shopping, dining, the YMCA, South Campus Hospital and more coming. This rare gem won't last! Book your showing before its gone!**

Inclusions:  
Property Listed By: **N/A**  
**Real Broker**

**TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123**









