

# \$724,900 - 27 Seton Parade Se, Calgary

MLS® #A2233606

**\$724,900**

2 Bedroom, 3.00 Bathroom, 1,129 sqft  
Residential on 0.08 Acres

Seton, Calgary, Alberta

Welcome to effortless living in this beautifully designed executive bungalow, perfectly located in the heart of Seton!

This detached home offers over 2,250 sq. ft. of stylish living space, with two spacious bedrooms (one up, one down), 2.5 bathrooms, and vaulted ceilings soaring from 9 to 13 feet that create a bright, open, and airy atmosphere.

Enjoy the convenience of main floor laundry, a walk-in pantry, and floor-to-ceiling cabinetry in a chef-inspired kitchen complete with a large island and stainless steel appliances. The main floor boasts luxury vinyl plank flooring throughout, a cozy electric fireplace, and expansive windows that fill the space with natural light while offering serene views of your private, fully fenced backyard. Step outside to a low-maintenance yard with a pergola-shaded patio, garden space, and gas BBQ line—perfect for summer entertaining. The primary suite is a retreat of its own with a walk-in closet and a stunning 5-piece en suite featuring a soaker tub, glass shower, and dual vanities. Downstairs, the fully finished basement offers flexibility with room for a home gym, office, family room, and a generous second bedroom with its own 3-piece bathroom and massive storage area. Additional features include air conditioning, instant hot water, water softener, attached double garage, and no condo fees. All of this, just steps from shops, restaurants, groceries, the South Health Campus Hospital, and all



that Seton has to offer.

Built in 2021

### Essential Information

MLS® #	A2233606
Price	\$724,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,129
Acres	0.08
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	27 Seton Parade Se
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3B6

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway
# of Garages	2

### Interior

Interior Features	Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Built-In Gas Range, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave, Range Hood, Refrigerator, Tankless Water Heater, Washer, Water Softener, Window Coverings

Heating	Central, Fireplace(s), Natural
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Lighting, Private Yard
Lot Description	Back Yard, Irregular Lot, Lawn
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	June 25th, 2025
Days on Market	47
Zoning	R-G
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Real Broker
----------------	-------------



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.