

# \$449,900 - 5116, 20295 Seton Way Se, Calgary

MLS® #A2189797

**\$449,900**

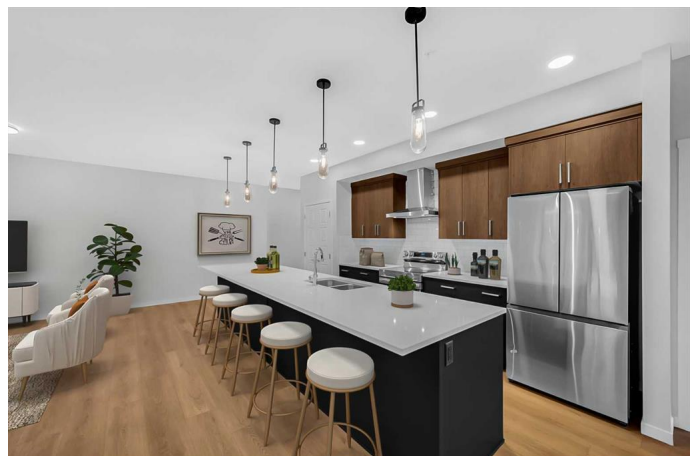
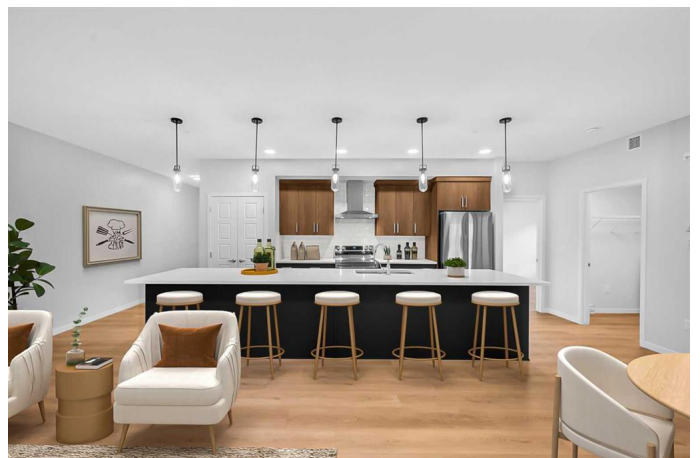
2 Bedroom, 2.00 Bathroom, 1,057 sqft  
Residential on 0.00 Acres

Seton, Calgary, Alberta

Discover a truly rare gem in the heart of Seton—a perfect option for downsizers who don't want to sacrifice space or luxury. This ground-floor 2-BEDROOM, 2-BATHROOM condo with UNDERGROUND PARKING offers the comfort and convenience of condo living, combined with the spaciousness and feel of a single-family home. Rarely do you find a condo of this size, with just under 1,100 sq. ft. of well-designed living space conveniently located on the main floor.

Step into the expansive, open-concept layout with 9-ft ceilings, and be wowed by the kitchen—truly a standout feature of this home. Offering the kind of space and functionality rarely found in condo living, this kitchen is a chef's dream. It boasts stainless steel appliances, marble-style quartz countertops, a HUGE central island with seating, modern pendant lighting, and an abundance of storage, including a pantry and cabinets built into the island. Perfect for entertaining or preparing family meals, this kitchen is designed for those who love to cook without compromise.

The spacious living room flows seamlessly to your private ground-level patio. It's the ideal setting for morning coffee or evening relaxation, offering the tranquility of outdoor living with all the conveniences of a condo. The large primary suite is a retreat in itself, featuring a walk-in closet, and a luxurious



4-piece ensuite with dual vanities and a walk-in shower. An additional bedroom provides flexibility for guests, a home office, or hobbies, along with a second full bathroom for added convenience.

Located just steps from Seton's thriving retail district, this home offers unparalleled access to amenities, including the world's largest YMCA, South Health Campus, Calgary Public Library, and an array of shops, restaurants, and entertainment options. Commuting is easy with quick access to bus stops, the future LRT line, Stoney Trail, and Deerfoot Trail. Built by the award-winning Cedarglen Living, this condo is designed for comfort and luxury with thoughtful touches like the built-in desk space, roughed-in central air, and underground heated parking.

If you're looking to downsize without sacrificing space, comfort, or style, this is the perfect choice. Opportunities like this don't come around often—schedule your private showing today!

Built in 2025

### Essential Information

MLS® #	A2189797
Price	\$449,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,057
Acres	0.00
Year Built	2025
Type	Residential
Sub-Type	Apartment
Style	Apartment

Status Active

### Community Information

Address 5116, 20295 Seton Way Se  
Subdivision Seton  
City Calgary  
County Calgary  
Province Alberta  
Postal Code T3M 3X3

### Amenities

Amenities Secured Parking, Visitor Parking, Bicycle Storage  
Parking Spaces 1  
Parking Underground

### Interior

Interior Features Kitchen Island, No Animal Home, No Smoking Home, See Remarks, Walk-In Closet(s)  
Appliances Dishwasher, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer/Dryer, Window Coverings  
Heating Baseboard  
Cooling None  
# of Stories 4

### Exterior

Exterior Features Other  
Construction Brick, Concrete, Other

### Additional Information

Date Listed February 7th, 2025  
Days on Market 54  
Zoning DC  
HOA Fees 375  
HOA Fees Freq. ANN

### Listing Details

Listing Office RE/MAX iRealty Innovations

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.