

**6212, 200 Seton Circle SE**  
**Calgary, Alberta**

**MLS # A2158673**



**\$384,900**

<b>Division:</b>	Seton		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment		
<b>Size:</b>	702 sq.ft.	<b>Age:</b>	2024 (0 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Titled, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard, Hot Water	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 300
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Wood Frame	<b>Zoning:</b>	M-2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar		

**Inclusions:** None

This brand-new, never-lived-in second-floor unit in Seton is perfect for first-time buyers or investors. The upgraded kitchen boasts white cabinetry, stainless steel appliances, and a large island. The open living area is filled with natural light and leads to a private balcony complete with natural gas hookup for your barbeque. The unit includes two bedrooms, with the primary featuring a walk-in closet and ensuite. Additional perks include in-suite laundry, underground parking, a storage locker, and proximity to shops, restaurants, and the South Health Campus. Schedule a viewing today!