



## 20 Seton Park Calgary Alberta

\$304,999

This modern 2-bedroom, 1-bathroom condo is perfect for first-time buyers or investors, offering strong rental potential in a prime location. It features sleek quartz countertops, a spacious open-concept layout, a large primary bedroom, and a versatile second bedroom. Enjoy A/C in the living area and a private balcony with a gas line for outdoor relaxation. Located just one block from the YMCA Rec Complex and two blocks from South Health Campus, it's ideal for future tenants. Very close to parks, playgrounds, a shopping plaza, and a nearby school, with the upcoming SE LRT adding even more convenience. A fantastic opportunity--schedule a viewing today! (id:6769)

4pc Bathroom 8.42 Ft x 4.83 Ft

Bedroom 9.25 Ft x 9.92 Ft

Kitchen 10.50 Ft x 10.50 Ft

Living room 10.50 Ft x 12.17 Ft

Primary Bedroom 9.25 Ft x 13.83 Ft

Listing Presented By:



Originally Listed by:  
Real Estate Professionals Inc.



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**Mirror**

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