

\$402,162 - 215, 380 Seton Villas, Calgary

MLS® #A2249448

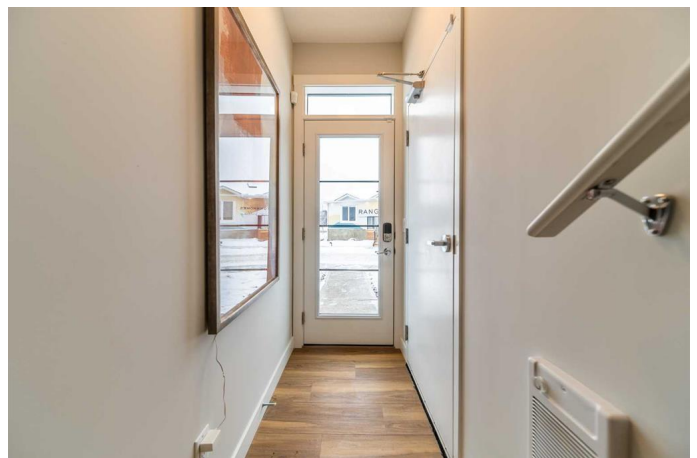
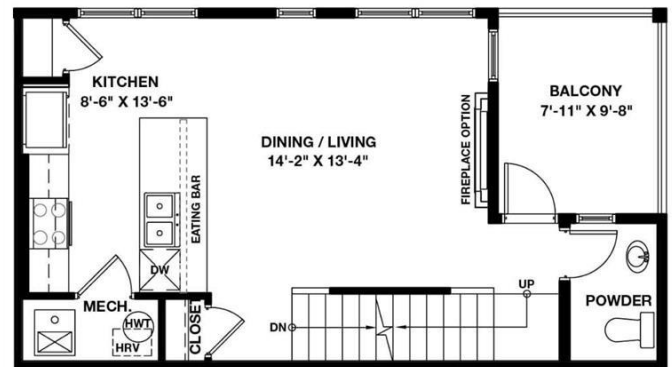
\$402,162

2 Bedroom, 3.00 Bathroom, 946 sqft

Residential on 0.00 Acres

Seton, Calgary, Alberta

The beautiful and brand new Brubeck townhome offers 2 bedrooms, 2.5 bathrooms, 2 balconies with west exposure and a private single attached garage! Current promotion for FREE A/C supply and install! At nearly 1,000 square feet of living space (RMS - 946, Builder - 1,032) this brilliantly designed townhouse features an open concept main level with a large kitchen complete with a suite of stainless steel appliances, pantry and large peninsula that provides additional seating. The kitchen overlooks the living and dining space that spans nearly 14'x14' feet, providing the perfect open space that is ideal for entertaining. Resilient vinyl plank flooring flows throughout the main living area, perfect for those with children and pets. A large private balcony, spanning nearly 8'x10' is off of the main level living area and is perfect for a BBQ space with seating. The main level is complete with a 2 pc powder room. The upper level of the home features an expansive primary bedroom with a large closet, private 3pc ensuite and its own private balcony! A large second bedroom with a walk-in closet and 4pc ensuite bathroom is the perfect guest room or home office space. The upper level is complete with a linen closet and laundry space. Completing this home is a private single attached garage that will keep your vehicle and valuables safe all year round. Located in the heart of Seton, within walking distance to countless amenities and the South Calgary Health Campus, this property is



perfect for first time buyers, those looking to downsize or investors. Alberta New Home Warranty + Builder warranty is included with the purchase of this brand new home - allowing you to purchase with peace of mind.

****Please note:** This property is under construction and nearing completion. Photos are from a show home model and are not an exact representation of the property and interior finishes will vary. Primary bedroom ceiling is not vaulted like shown in photos.

Built in 2025

Essential Information

MLS® #	A2249448
Price	\$402,162
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	946
Acres	0.00
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	215, 380 Seton Villas
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3T8

Amenities

Amenities	Snow Removal, Trash, Visitor Parking
Parking Spaces	1

Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Vinyl Windows
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Range
Heating	Forced Air
Cooling	Rough-In
Basement	None

Exterior

Exterior Features	Balcony, Private Entrance
Lot Description	Back Lane, Landscaped
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 18th, 2025
Days on Market	1
Zoning	M-1
HOA Fees	375
HOA Fees Freq.	ANN

Listing Details

Listing Office	Charles
----------------	---------

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.