

# \$349,900 - 1407, 3700 Seton Avenue Se, Calgary

MLS® #A2209744

**\$349,900**

2 Bedroom, 1.00 Bathroom, 583 sqft  
Residential on 0.00 Acres

Seton, Calgary, Alberta

The Richler 2 offers a well-planned living space with standard features designed for everyday convenience. The kitchen includes 41" upper cabinets, quartz countertops, and a full stainless steel appliance package. The bathroom features ceramic tile flooring, while vinyl plank flooring runs throughout the rest of the home. 9-foot ceilings add to the open feel, and air conditioning is included for added comfort. A dedicated in-suite laundry room provides extra storage and functionality. Enjoy a private balcony and the convenience of a heated, underground titled parking stall with additional storage. Located within walking distance to the South Campus Hospital, the YMCA, and shopping, the Richler 2 is move-in ready and comes backed by the Alberta New Home Warranty for added peace of mind.



Built in 2025

## Essential Information

MLS® #	A2209744
Price	\$349,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	583
Acres	0.00
Year Built	2025
Type	Residential

Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	1407, 3700 Seton Avenue Se
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 2P5

### Amenities

Amenities	Elevator(s), Parking, Secured Parking, Snow Removal, Trash
Parking Spaces	1
Parking	Underground, Titled
# of Garages	1

### Interior

Interior Features	Elevator, No Animal Home, No Smoking Home, Quartz Counters, Storage
Appliances	Electric Range, Garage Control(s), Microwave Hood Fan, ENERGY STAR Qualified Dishwasher, ENERGY STAR Qualified Dryer, ENERGY STAR Qualified Refrigerator, ENERGY STAR Qualified Washer
Heating	Natural Gas, Hot Water
Cooling	Wall Unit(s)
# of Stories	4
Basement	None

### Exterior

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 8th, 2025
Days on Market	15
Zoning	MC-1
HOA Fees	375

HOA Fees Freq. ANN

## Listing Details

Listing Office RE/MAX Real Estate (Central)

SETONWEST  
PHASE 2

SITE PLAN



Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. 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.