

# \$595,000 - 20708 Main Street Se, Calgary

MLS® #A2212720

**\$595,000**

4 Bedroom, 4.00 Bathroom, 1,458 sqft

Residential on 0.07 Acres

Seton, Calgary, Alberta

Become a homeowner and **SAVE TONS OF MONEY** with this amazing townhouse. First, **NO CONDO FEES**, second, **ILLEGAL SUITE** with **SEPARATE ENTRANCE**, third, this is a **BUILTGREEN GOLD** home with an **Energuide** rating of 58 which means you'll use less utilities and its built to last longer requiring less maintenance costs, fourth, **SOLAR PANELS** that are owned and not only help pay for your electric use but will automatically sell any surplus back to the grid. This gorgeous home is next to new and has great upgrades like white quartz counters throughout, high ceilings, stainless steel appliances including a built in microwave, huge pantry, **TRIPLE PANE WINDOWS** (incredible energy savers!) a 96% efficient furnace with MERV filters to keep your air quality amazing, a heat recovery ventilation system and tankless hot water (Save even more energy costs) . Other upgrades include high quality finishings like Moen faucets, Kohler sinks, LED designer lights, and smart home features like **ALEXA** with **KASA** smart light switches, Wi-Fi electronic dead bolt, Ring doorbell and smart thermostat. **PLEASE CHECK OUT OUR PHOTOS FOR MORE AMAZING FEATURES OF THIS GORGEOUS HOME AND ASK YOUR REALTOR TO DOWNLOAD THE BUILTGREEN AND ENERGUIDE INFORMATION PACKAGES FROM SUPPLEMENTS.** Seton HOA fees will not be charged until the community facilities are completed.



Built in 2022

## Essential Information

MLS® #	A2212720
Price	\$595,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,458
Acres	0.07
Year Built	2022
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	20708 Main Street Se
Subdivision	Seton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3K3

## Amenities

Amenities	Recreation Facilities
Parking Spaces	2
Parking	Parking Pad

## Interior

Interior Features	Breakfast Bar, Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Recessed Lighting, See Remarks, Separate Entrance, Smart Home, Storage, Tankless Hot Water, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes

Basement                      Exterior Entry, Finished, Full, Suite

**Exterior**

Exterior Features      Other, Private Entrance, Private Yard  
Lot Description        Back Lane, Landscaped, Low Maintenance Landscape, Street Lighting  
Roof                      Asphalt Shingle  
Construction           Wood Frame  
Foundation             Poured Concrete

**Additional Information**

Date Listed              April 17th, 2025  
Days on Market        3  
Zoning                    R-Gm  
HOA Fees                375  
HOA Fees Freq.        ANN

**Listing Details**

Listing Office            RE/MAX Realty Professionals

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