\$634,900 - 36 Auburn Meadows Green Se, Calgary

MLS® #A2090288

\$634,900

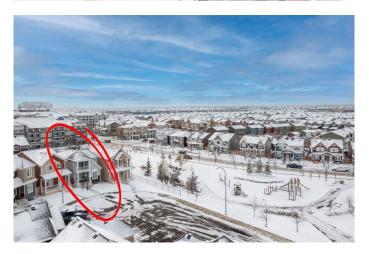
3 Bedroom, 3.00 Bathroom, 1,510 sqft Residential on 0.08 Acres

Auburn Bay, Calgary, Alberta

Situated on a quiet cul-de-sac in the highly desired lake community of Auburn Bay, this immaculate three-bedroom home radiates modern elegance and possesses extensive upgrades. The front of the house has tremendous curb appeal and is next to a fabulous, early family playground. The spacious interior features a flowing, open-concept main level with a large living room complete with a custom electric fireplace, a gourmet kitchen boasting stunning quartz countertops and stainless-steel appliances, and an intimate dining area â€" perfect for entertaining. Upstairs, the primary bedroom and 3-piece ensuite inspire relaxation. Down the hall, the two sizeable bedrooms and full bathroom are perfect for children or guests to enjoy. In addition to the beautiful layout and structural features, this home includes numerous upgrades. From the custom tile backsplash in the kitchen, the enhanced A/V wiring throughout, updated USB power plugs in the kitchen and primary bedroom, central air to keep cool in the hot summers, and the gorgeous Gemstone Soffit lighting wrapping the exterior of the house and garage, each improvement speaks to a house that is loved and cared for. But that's not all! The south-facing backyard welcomes mountain views on the large composite deck. The oversized 26' x 22' infrared heated garage with 220v power is perfect for car enthusiasts and hobbyists. There is also a 30-amp plug close to the RV parking pad







allowing you to plug your trailer in. The basement has been upgraded with additional lighting and is partially finished awaiting your creativity. Close to schools, shopping, its own lake, and with easy access to Deerfoot & Stoney Trails, this location is fantastic! Come see for yourself why you want this house to be yours.

Built in 2015

Essential Information

MLS® # A2090288

Price \$634,900

Sold Price \$625,000

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,510 Acres 0.08 Year Built 2015

Type Residential
Sub-Type Detached
Style 2 Storey
Status Sold

Community Information

Address 36 Auburn Meadows Green Se

Subdivision Auburn Bay

City Calgary
County Calgary
Province Alberta
Postal Code T3M 2H9

Amenities

Amenities None Parking Spaces 3

Parking 220 Volt Wiring, Double Garage Detached, Heated Garage, Insulated,

Oversized, RV Access/Parking

Interior

Interior Features High Ceilings, Kitchen Island, No Animal Home, No Smoking Home,

Quartz Counters, Vinyl Windows, Walk-In Closet(s), Wired for Data,

Wired for Sound

Appliances Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage

Control(s), Garburator, Microwave Hood Fan, Refrigerator, Washer

Heating Forced Air Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Electric, Living Room

Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Features Lighting

Lot Description Back Lane, Back Yard, Cul-De-Sac, Lawn, Street Lighting, Pie Shaped

Lot

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed October 27th, 2023

Date Sold November 9th, 2023

Days on Market 13

Zoning R-1N

HOA Fees 470.33

HOA Fees Freq. ANN

Listing Details

Listing Office REAL BROKER

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