

\$869,900 - 98 Auburn Springs Park Se, Calgary

MLS® #A2113047

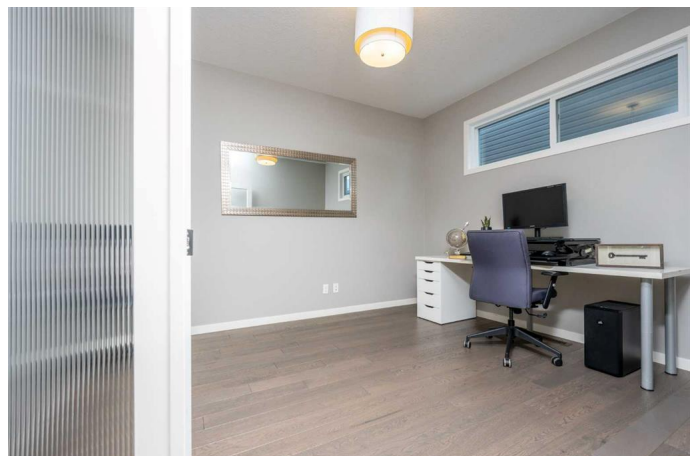
\$869,900

5 Bedroom, 4.00 Bathroom, 2,454 sqft

Residential on 0.10 Acres

Auburn Bay, Calgary, Alberta

Welcome to 98 Auburn Springs Park SE, a stunning family home with over 3,300 sqft of living space, that's move-in ready with a great location backing onto a walking path, in one of Calgary's top lake communities!! This home features an open concept floor plan with a beautiful kitchen offering a chimney hood fan, gas stove, built-in microwave, silgranit Blanco sink, corner pantry and an island with seating. The white cabinetry and crown molding makes the kitchen feel elegant and modern but at the same time timeless. The living area has a stone surround fireplace with mantle as a beautiful focal point and the dining area, which comfortably sits 6, is surrounded by west facing windows. You'll enjoy lots of afternoon sun thanks to the west facing backyard that comes equipped with a deck, BBQ gas line and quick access to a walking path that offers you extra distance between you and your neighbors. The main floor also features engineered hardwood floors, a laundry room with side by side washer/dryer and a large flex room with ribbed glass double doors and window (could also be perfect as a bedroom)! Upstairs the sunny primary bedroom is grand and offers a spa-like ensuite bath with double sink, tile surround soaker tub, stand up shower and walk-in closet. The other 3 bedrooms share a 4 piece bath and to finish this level a lovely bonus room flooding with natural light with vaulted ceilings and a balcony!! What a perfect spot to enjoy a morning coffee, a glass of wine or some outdoor reading. Downstairs



you'll find a 5th bedroom, a partly finished half bath (roughed in for a shower) and a large rec room where you'll be able to host family movie nights or game nights with friends. The rec room is so spacious and has a great nook that would be perfect as an exercise/ yoga space or kids play area. Auburn bay is truly a wonderful community whose residents enjoy beautiful beaches, playgrounds, swimming, paddle boarding, boat rentals and other year-round activities. It's also located near the South Health Campus, Canada's largest YMCA, schools, services, restaurants, shopping and quick access to Stoney and Deerfoot Trail!!

Built in 2014

Essential Information

MLS® #	A2113047
Price	\$869,900
Sold Price	\$860,000
Bedrooms	5
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	2,454
Acres	0.10
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	98 Auburn Springs Park Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta

Postal Code T3M 1Y2

Amenities

Amenities Beach Access, Boating, Fitness Center, Picnic Area, Playground, Racquet Courts, Recreation Facilities

Parking Spaces 4

Parking Double Garage Attached

Interior

Interior Features Ceiling Fan(s), Central Vacuum, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Vaulted Ceiling(s), Walk-In Closet(s)

Appliances Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Family Room, Gas

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Balcony, BBQ gas line

Lot Description Rectangular Lot

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Poured Concrete

Additional Information

Date Listed March 8th, 2024

Date Sold March 18th, 2024

Days on Market 10

Zoning R-1N

HOA Fees 493.85

HOA Fees Freq. ANN

Listing Details

Listing Office CIR Realty

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