

\$669,900 - 151 Auburn Meadows Place Se, Calgary

MLS® #A2114176

\$669,900

3 Bedroom, 4.00 Bathroom, 1,658 sqft

Residential on 0.07 Acres

Auburn Bay, Calgary, Alberta

Wow! Stop and Look at this cozy 2 Storey Duplex Walk-Out home that Backing onto the Pond located in the vibrant community of Auburn Bay! | Featuring 3 Beds 3.5 Baths & 2,159 sq. ft. of fine living space | Quartz Countertops in the Kitchen and Bathrooms | 12'™ high Vaulted Ceiling in the Master Bedroom | 9'™ high Ceiling in the Walk-Out Basement | Beautiful Pond View in your Backyard | Insulated Single Attached Garage | Walking into this home, you will be greeted by the open floor plan throughout the Living room, Dining Room, and Kitchen. The spacious Living room offers large windows and leads to your Deck w/ a gas hookup. You will enjoy this unobstructed Pond view with no neighbor behind. The large Kitchen has a Large Island w/ Quartz countertops, a corner pantry, SS appliances, and a gas stove. A good size Dining Room next to the Kitchen is great for family gatherings. Going up, there is a Master Bedroom w/ a walk-in closet and a 4 pc Ensuite, this room features 12'™ vaulted ceilings. There is a good-sized loft, 2 generously sized bedrooms (one with a walk-in closet), a 4 pc Bath, and a Laundry Room w/ a built-in shelf for storage. The Finished Walk-out Basement features 9'™ high ceilings and big windows that look out to the Pond! The large Rec Room leads you to your Backyard w/ Patio, and a 4 pc bath on this floor. Enjoy your Fenced and Landscaped Backyard! You can directly access the walking pathway beside the Pond through your



Backyard, it is beautiful and great for morning jogging or evening walks. Excellent location that you do not want to miss. Steps to the walking pathway and public transportation. Close to Lakeshore School, Auburn Bay School, St. Gianna School, Parks, Playgrounds, shopping center, and restaurants. Easy access to Stoney Trail. As an Auburn Bay resident, you can enjoy indoor and outdoor facilities, such as a banquet room, gym room, amphitheater, picnic shelters, and tennis courts. Also have exclusive access to Lakes, offering swimming, fishing, and a beautiful beach! Donâ€™t miss this beauty!

Built in 2016

Essential Information

MLS® #	A2114176
Price	\$669,900
Sold Price	\$666,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,658
Acres	0.07
Year Built	2016
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	151 Auburn Meadows Place Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 2H5

Amenities

Amenities	Beach Access, Park, Playground, Recreation Facilities
Parking Spaces	1
Parking	Insulated, Single Garage Attached

Interior

Interior Features	Built-in Features, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Gas Stove, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	None
Lot Description	No Neighbours Behind, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 15th, 2024
Date Sold	April 7th, 2024
Days on Market	23
Zoning	R-2M
HOA Fees	493.85
HOA Fees Freq.	ANN

Listing Details

Listing Office	Jessica Chan Real Estate & Management Inc.
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