

\$620,000 - 80 Auburn Bay View Se, Calgary

MLS® #A2133469

\$620,000

3 Bedroom, 3.00 Bathroom, 1,503 sqft

Residential on 0.08 Acres

Auburn Bay, Calgary, Alberta

Welcome to your dream home! This beautifully maintained residence features a unique Belvedere layout and is situated at the end of a peaceful cul-de-sac, ensuring privacy with only one neighboring house. The property is a haven for gardening enthusiasts, offering multiple areas for planting beautiful flowers in the front yard, backyard, and a secluded spot behind the garage ideal for growing your own vegetables or herbs. Entertain family and guests on the large back tiered deck, surrounded by an exquisite garden that combines grass and concrete stone features, all shaded by mature trees.

The home spans 1500 square feet and includes 3 bedrooms and 2.5 bathrooms. The main level boasts stunning dark hardwood floors that beautifully contrast with the bright maple cabinets and quartz countertops in the kitchen. This space is equipped with modern stainless steel appliances and a large kitchen island, perfect for hosting friends and family. Rustic iron light fixtures add a touch of elegance, while the open-to-below feature enhances the kitchen's airy and spacious feel.

Relax in the cozy living room by the gas fireplace on chilly days. The room's large windows flood the house with natural light, creating a warm and inviting atmosphere. The spacious dining room overlooks the back garden, providing a picturesque setting for meals.



Ascend the curved staircase to find a beautiful skylight above, filling the area with natural light. The primary suite is a luxurious retreat, featuring a large bedroom, a window overlooking the front garden, a walk-in closet, and a private 3-piece ensuite with a stand-up shower.

Two generously sized bedrooms with views of the well-landscaped backyard, along with a 4-piece bathroom, complete the upper level. The basement remains a blank canvas, ready for the buyer's imagination to transform it into a space that suits their needs.

Living in Auburn Bay is an unparalleled experience, offering the perfect blend of lifestyle and comfort. Centered around a beautiful, 43-acre freshwater lake, residents enjoy year-round recreational activities like swimming, fishing, and ice skating. The family-friendly community boasts excellent schools, playgrounds, and sports facilities, with numerous events fostering a strong sense of community. Auburn Bay is conveniently located near the Seton Urban District, featuring the South Health Campus, YMCA, public library, and various retail and dining options. Its beautifully landscaped parks, gardens, and green spaces enhance the community's natural beauty, while numerous pathways and recreational facilities promote an active lifestyle. The vibrant community spirit, with regular events and festivals, creates a close-knit, welcoming environment where families can thrive and build lasting memories.

This stunning house offers a perfect blend of comfort, elegance, and potential. Don't miss the opportunity to make it your forever home!

Built in 2007

Essential Information

MLS® #	A2133469
Price	\$620,000
Sold Price	\$655,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,503
Acres	0.08
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	80 Auburn Bay View Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0C7

Amenities

Amenities	Other
Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Built-in Features, Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Skylight(s), Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Gas
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Garden, Lighting, Private Entrance, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Corner Lot, Few Trees, Front Yard, Lawn, Garden, Low Maintenance Landscape, Landscaped, Level, Paved, Private, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 23rd, 2024
Date Sold	May 31st, 2024
Days on Market	8
Zoning	R-1N
HOA Fees	493.85
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX Complete Realty
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