$500,000 - 93 Auburn Meadows Street Se, Calgary

MLS® #A2134802

$500,000

2 Bedroom, 3.00 Bathroom, 1,235 sqft
Residential on 0.03 Acres

Auburn Bay, Calgary, Alberta

Eloquent in design, this 3 storey, open concept end unit town-home with show-home worthy finishes has all the comforts one could ever need. This gem has an award-winning and versatile floor plan with a stunning 1450 sq ft of living space. You will immediately be impressed by the finishes and details of this home. Every square inch has been thoughtfully designed and showcases high quality finishes, flooring and up to 12â€™ ft ceilings! You will love the plethora of natural light and enjoy the open concept design which has seamless transitions from room to room making entertaining effortless. The large family room is enhanced will warm lighting, creating a cozy atmosphere! From here, move up to the spacious dining and kitchen area which boasts upgrades in lighting, appliances and eating bar. Make your way up the stairs on the upgraded patterned carpet where you'll enjoy the dual primary bedroom featuring knock outs, generous walk-in California closet(s) along with a private 4-piece ensuite with upgraded Italian tile. This property shows brand new, is partially still under new home warranty and possession ready! There's more and truly unique - the lower level has been finished with detail into a multipurpose space! This area also leads to an ample storage. A few steps up from here you will find a rear entry to your attached double fully finished and heated garage! Upgrades include air-conditioning, tankless-instant water heater, water softener and hi efficiency gas furnace

with humidifier controlled by the Nest Ecobee Smart Thermostat. Every square inch of this home is finished and all of the space has been thoughtfully constructed and immaculately maintained with excellent design choices, you will love this home! Nicely located in the center of the lake community and very close to all amenities: CBE and Catholic schools, Transit, Coffee Shops, Stoney Trail, South Pointe Hospital, Hotel, Movie theater, YMCA, Shopping, Parks, dog parks, toboggan hill, daycare, and playgrounds. Perfect for those looking to right-size, this townhome has exceptional value and leaves nothing to be desired!

Built in 2021

Essential Information

MLS® #	A2134802
Price	$500,000
Sold Price	$505,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,235
Acres	0.03
Year Built	2021
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	93 Auburn Meadows Street Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta

Postal Code	T3M 2S1

Amenities

Amenities	None
Parking Spaces	2
Parking	Double Garage Attached

Interior

Interior Features	Breakfast Bar, Built-in Features, Closet Organizers, High Ceilings, No Animal Home, Open Floorplan, Smart Home, Storage, Tankless Hot Water, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Oven, Electric Stove, Garage Control(s), Humidifier, Instant Hot Water, Microwave, Microwave Hood Fan, Refrigerator, Tankless Water Heater, Warming Drawer, Washer, Window Coverings
Heating	Electric, Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Partial, Partially Finished

Exterior

Exterior Features	Awning(s), Lighting, Private Entrance, Rain Gutters, Storage
Lot Description	Back Lane, Corner Lot, Low Maintenance Landscape, Landscaped, Level, Street Lighting, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Cedar, Cement Fiber Board, Stone, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 24th, 2024
Date Sold	May 31st, 2024
Days on Market	7
Zoning	M-2
HOA Fees	493.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	Bode Platform Inc.

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