

\$499,900 - 100 Auburn Bay Boulevard Se, Calgary

MLS® #A2139846

\$499,900

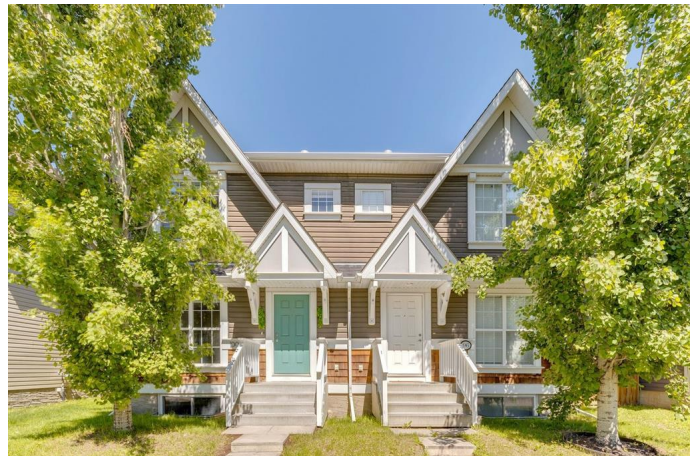
3 Bedroom, 3.00 Bathroom, 1,129 sqft

Residential on 0.06 Acres

Auburn Bay, Calgary, Alberta

In walking distance to both the Auburn Bay Lake entrance and the South Health hospital, this is an ideal location for an affordable 3-bedroom family home in Auburn Bay! Bright and cheery, this home has an OPEN-CONCEPT main floor, perfect for family living or entertaining friends. Front living room with gas fireplace overlooks the treed boulevard. Eat-in kitchen has a light colour scheme, stainless steel appliances, lots of cabinetry space, pantry & bay windows. Powder room also on this level. Back door access to your FULLY FENCED backyard, ready for kids and pets to play! Rear gravel pad in place for parking - plenty of room to add an oversized garage! Upstairs, the primary bedroom has a 3-piece ensuite with stall shower, there are two additional bedrooms & a 4-piece bath. Great natural light throughout this level! The lower level is wide open with a bathroom rough-in, south-facing window and a great layout for future development! Auburn Bay offers the ultimate lifestyle with 4-season fun at the lake! So many young families around plus all of the amenities you need are in walking distance - from Starbelly restaurant to Save-On Foods, VIP theatres, Highlander Wines, Shoppers Drug Mart, fitness centres, restaurants, cafes & more! Own your own home with no condo fees in this family-friendly community today! Quick possession available!

Built in 2009



Essential Information

MLS® #	A2139846
Price	\$499,900
Sold Price	\$526,500
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,129
Acres	0.06
Year Built	2009
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	100 Auburn Bay Boulevard Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0V7

Amenities

Amenities	Beach Access
Parking	Off Street

Interior

Interior Features	Bathroom Rough-in, Closet Organizers, No Animal Home, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
Lot Description	Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 12th, 2024
Date Sold	June 18th, 2024
Days on Market	6
Zoning	R-2
HOA Fees	495.83
HOA Fees Freq.	ANN

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
----------------	-------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.