

\$600,000 - 23 Auburn Meadows Gardens Se, Calgary

MLS® #A2145861

\$600,000

3 Bedroom, 3.00 Bathroom, 1,721 sqft

Residential on 0.07 Acres

Auburn Bay, Calgary, Alberta

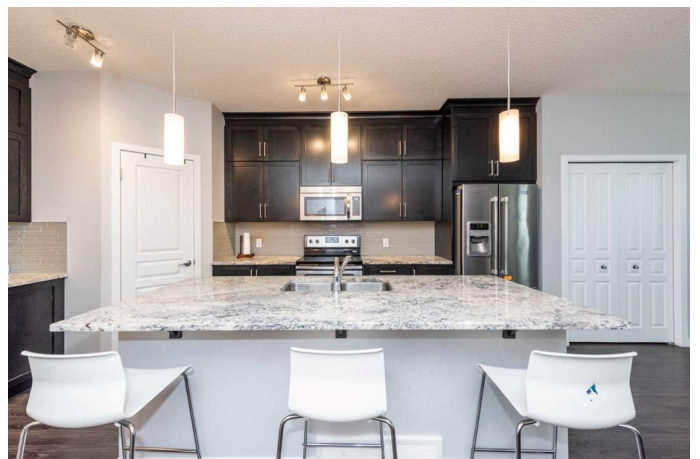
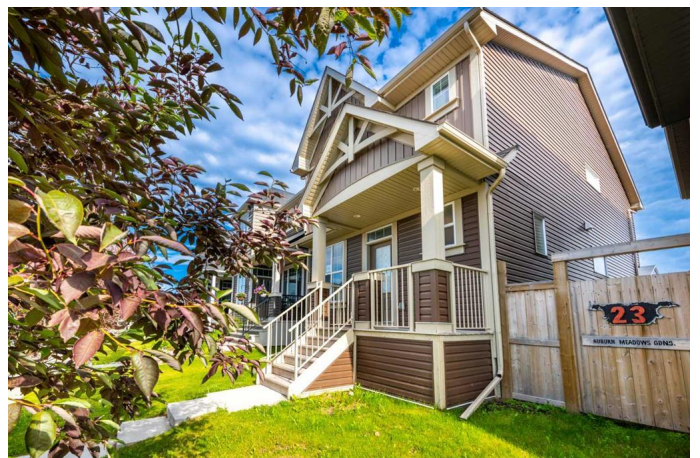
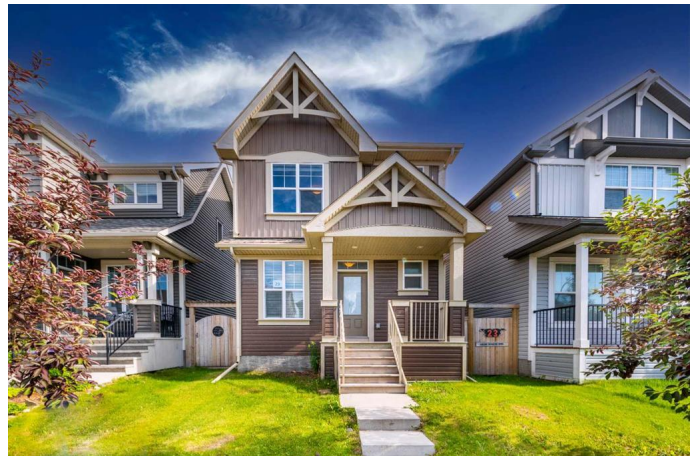
Welcome to your new home in the highly desirable lake community of Auburn Bay! This stunning and very well-maintained 3-bedroom, 2.5-bathroom residence offers the perfect blend of comfort and style. As you enter, you'll be greeted by a welcoming foyer that leads into a spacious open-concept living area, ideal for entertaining and everyday living.

The main floor boasts a modern kitchen with ample counter space, sleek appliances, and a large island that opens to the dining and living areas. The natural light flooding through the large windows creates a warm and inviting atmosphere.

Upstairs, you'll find a cozy family room perfect for movie nights or relaxing with a good book. The primary bedroom is a true retreat, featuring a luxurious en suite bathroom and a generous walk-in closet. Two additional bedrooms and another full bathroom provide plenty of space for family and guests.

The basement is a blank canvas, offering endless possibilities to customize and create your dream space, whether it be a home gym, office, or additional living area.

This home has been very well maintained and taken care of, ensuring a move-in-ready experience for the new owners. Located in the vibrant community of Auburn Bay, it is just minutes away from the lake, parks, top-rated



schools, and a variety of shopping and dining options. Enjoy all the amenities this sought-after neighborhood has to offer, including walking trails, recreational facilities, and a strong sense of community.

Don't miss out on this incredible opportunity to own a beautiful home in one of Auburn Bay's most coveted locations. Schedule your private showing today and experience all that this exceptional property has to offer!

Built in 2015

Essential Information

MLS® #	A2145861
Price	\$600,000
Sold Price	\$587,500
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,721
Acres	0.07
Year Built	2015
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	23 Auburn Meadows Gardens Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 2H8

Amenities

Amenities	Clubhouse
Parking Spaces	2
Parking	Off Street, Parking Pad

Interior

Interior Features	Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

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

Additional Information

Date Listed	July 1st, 2024
Date Sold	July 17th, 2024
Days on Market	15
Zoning	R1-N
HOA Fees	493.85
HOA Fees Freq.	ANN

Listing Details

Listing Office	Century 21 Bravo Realty
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