

\$349,900 - 1307 Auburn Bay Circle Se, Calgary

MLS® #A2150929

\$349,900

2 Bedroom, 2.00 Bathroom, 1,040 sqft

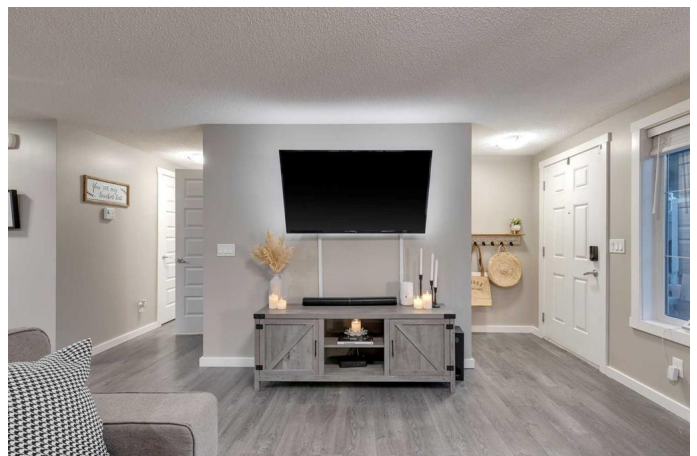
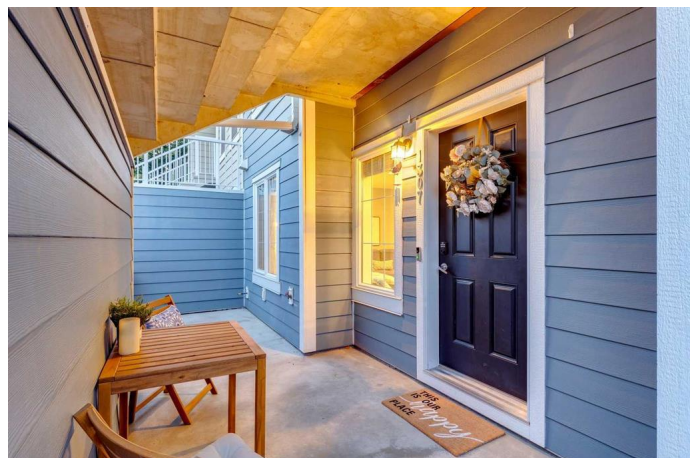
Residential on 0.00 Acres

Auburn Bay, Calgary, Alberta

Beat the heat and enjoy the LAKE!!! Welcome to ZEN ~Living in Balance~™ in Auburn Bay! Built by Avalon Master Builder, this 2BR, 2Bath condo incorporates energy-efficient products and earth-friendly building materials for a better future. Whether you are getting into the real estate market for the first time or looking to add to your investment portfolio, this two-bedroom, below-grade bungalow style unit offers in-suite laundry and a four-piece ensuite bathroom just off of the primary bedroom, and one assigned surface parking stall! Due to its proximity to the South Health Campus, this unit can generate great rental income! The sizable, open-concept kitchen has plenty of storage space and overlooks the living and dining areas. This bright and spacious condo is primed and ready for you to just move in and enjoy! Great front outdoor space features a large private front patio, including a natural gas line for BBQing! Well maintained, soundly managed and peaceful complex. Within walking distance to Auburn Bay Lake, transit, movie theatres, a YMCA, the South Health Campus and close to Stoney and Deerfoot Trail as well as walkable to shopping, groceries, the lake and everything thing else that matters. Have a look at the pictures, then call to view before its too late!!

Built in 2012

Essential Information



MLS® #	A2150929
Price	\$349,900
Sold Price	\$345,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,040
Acres	0.00
Year Built	2012
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Sold

Community Information

Address	1307 Auburn Bay Circle Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 1S6

Amenities

Amenities	None
Parking Spaces	1
Parking	Assigned, Stall

Interior

Interior Features	Kitchen Island, Open Floorplan, See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

Exterior

Exterior Features	None
Lot Description	Other
Roof	Asphalt Shingle

Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 1st, 2024
Date Sold	August 17th, 2024
Days on Market	16
Zoning	M-1
HOA Fees	493.85
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX First
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