


57 Auburn Bay Common SE

Calgary, Alberta

MLS # A2240452



\$354,999



Division:	Auburn Bay			
Type:	Residential/Five Plus			
Style:	2 Storey			
Size:	1,207 sq.ft.	Age:	2008 (17 yrs old)	
Beds:	2	Baths:	2 full / 1 half	
Garage:	Stall			
Lot Size:	-			
Lot Feat:	Street Lighting			
Heating:	Baseboard, Boiler, Natural Gas		Water:	-
Floors:	Tile, Vinyl Plank		Sewer:	-
Roof:	Asphalt Shingle		Condo Fee:	\$ 500
Basement:	None		LLD:	-
Exterior:	Composite Siding, Stone		Zoning:	M-X1
Foundation:	Poured Concrete		Utilities:	-
Features:	Kitchen Island, Pantry			
Inclusions:	NA			

Don't miss out on this incredible opportunity to live in the desirable lake community of Auburn Bay, just a stone's throw from the hospital and the shops in Seton. This upgraded unit features an open concept main floor with a beautiful kitchen, complete with a granite center island and stainless steel appliances. The kitchen seamlessly flows into the living and dining areas, which open onto a spacious above-ground deck perfect for relaxing. A convenient 2-piece powder room rounds out this level. Upstairs, you'll find two generously sized bedroom suites, each with its own full en-suite bathroom and walk-in closet. The master suite also boasts a private balcony, offering a peaceful retreat, and a second-floor laundry room adds extra convenience. This home includes one underground parking stall and an additional parking space just outside the unit. Best of all, you'll enjoy full lake access, with opportunities for swimming, fishing, boating, tennis, skating, and more. This home is in pristine condition, ready for you to move in and make it your own!