

**112 Auburn Springs Close SE**  
**Calgary, Alberta**

**MLS # A2293611**



**\$860,000**

<b>Division:</b>	Auburn Bay		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,512 sq.ft.	<b>Age:</b>	2011 (15 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Low Maintenance Landscape, No Back Lane		

<b>Heating:</b>	Forced Air, Natural Gas
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood
<b>Roof:</b>	Asphalt Shingle
<b>Basement:</b>	Full
<b>Exterior:</b>	Stone, Vinyl Siding
<b>Foundation:</b>	Poured Concrete
<b>Features:</b>	Closet Organizers, Granite Counters

<b>Water:</b>	-
<b>Sewer:</b>	-
<b>Condo Fee:</b>	-
<b>LLD:</b>	-
<b>Zoning:</b>	R-G
<b>Utilities:</b>	-

**Inclusions:** NA

**AUBURN BAY LIVING | LAKE LIFESTYLE AT ITS BEST!** Welcome to this stunning home in Auburn Bay, where everyday life is centered around an incredible four-season lake lifestyle. Enjoy summer days at the beach, paddleboarding, and evening walks by the water, along with winter skating and year-round community events — all just steps from your door. This Jayman-built home offers over 2,500 SQFT of living space not including the fully finished basement with a 4th bedroom, perfect for guests, a home office, or growing families. Inside, you’ll find luxury upgrades throughout, including 9’ ceilings, air conditioning, central vacuum, and an alarm system. The open-concept main floor features a stunning fireplace and a gourmet kitchen complete with a 5-burner gas cooktop, granite countertops, glass tile backsplash, large island, and rich maple cabinetry. The spacious dining area is ideal for entertaining. Step outside to a sunny backyard with a deck and BBQ gas line, perfect for summer gatherings. Upstairs offers a bonus room wired for surround sound, along with 3 generously sized bedrooms, including a luxurious primary retreat featuring a spa-inspired ensuite with dual vanities and his & hers walk-in closets. Located close to the new hospital and exciting upcoming amenities, this home offers the perfect blend of comfort, community, and convenience. Live where lifestyle matters most.