104 Auburn Bay Common SE
Calgary, Alberta

MLS # A2229522

$465,000

Division:	Auburn Bay		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,271 sq.ft.	**Age:**	2008 (17 yrs old)
Beds:	2	**Baths:**	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	-		
Lot Feat:	Back Lane, Lake, Low Maintenance Landscape		

Heating:	Forced Air	**Water:**	-
Floors:	Carpet, Ceramic Tile, Laminate	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	$ 260
Basement:	Partial, Unfinished	**LLD:**	-
Exterior:	Vinyl Siding	**Zoning:**	M-X1
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Storage, Vinyl Windows, Walk-In Closet(s)		
Inclusions:	NA		

Beautiful END unit in the LAKE community of Auburn Bay! With over 1,200 sq/ft of developed living space, 2 master suites, DOUBLE attached garage, this 2 bed 2.5 townhouse is one you don't want to miss. When you walk in you are greeted by the living room with massive windows, high ceilings, air conditioning and laminate flooring throughout. Up to the kitchen and dining space you will find granite countertops, espresso coloured cabinets, a black glass back splash and a breakfast bar with seating. This open concept level is the perfect space for hosting. The upper floor hosts 2 master en-suites with walk-in closets and 4 piece bathrooms. Did I mention UPPER floor laundry?! Auburn Bay is a fantastic community with tons of amenities such as private lake access, schools nearby, parks, walking paths, coffee shops, restaurants, grocery stores and SO MUCH MORE. Book your showing today!