316, 25 Auburn Meadows Avenue SE
Calgary, Alberta

MLS # A2238171
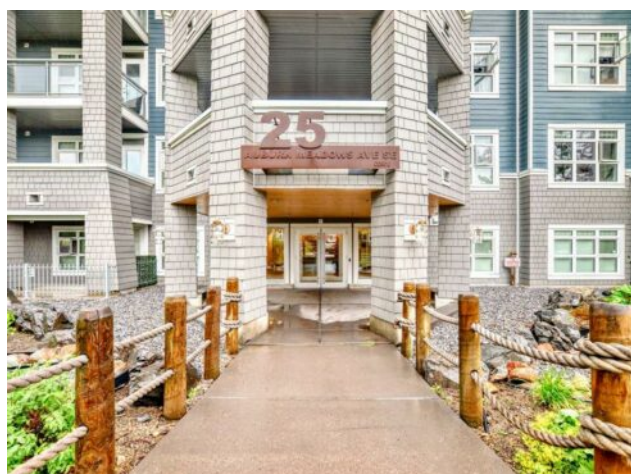
$315,000

Division:	Auburn Bay
Type:	Residential/Low Rise (2-4 stories)
Style:	Apartment-Single Level Unit
Size:	702 sq.ft.
Age:	2016 (9 yrs old)
Beds:	2
Baths:	1
Garage:	Assigned, Parkade, Stall, Underground
Lot Size:	-
Lot Feat:	-

Heating:	Baseboard	**Water:**	-
Floors:	Carpet, Ceramic Tile, Vinyl	**Sewer:**	-
Roof:	-	**Condo Fee:**	$ 372
Basement:	-	**LLD:**	-
Exterior:	Wood Frame	**Zoning:**	DC
Foundation:	-	**Utilities:**	-

Features: No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s)

Inclusions: N/A

OPEN HOUSE - SAT Aug 9th from 12-3! Modern two bedroom condo with MOUNTAIN VIEWS and UPGRADES! Welcome to this unique and open condo in the sought after community of Auburn Bay. This condo will exceed your expectations upon arrival. Step into your gorgeous BRIGHT KITCHEN with QUARTZ countertop, tiled backsplash, plenty of cabinet and counter space and stainless steel appliances. This unit is packed with every available upgrade including wide plank LVP flooring, increased capacity washer and dryer, 9 foot knock down ceilings and lots of STORAGE and built in shelving. The 4 piece bathroom has two door for easy access from the bedroom or living space. Your new primary bedroom is bright with a large window and a walk through closet. This unit also has a second bedroom with a barn door. You will appreciate the view that faces the courtyard and is extremely quiet. The private OVERSIZED BALCONY with NATURAL GAS outlet offers a quiet place to entertain with courtyard and MOUNTAIN VIEWS. This home also includes HEATED UNDERGROUND PARKING with direct access to the elevator and a large storage unit. One of Calgary's PREMIER LAKE COMMUNITIES that offers a year round lake, tennis courts, beach, volleyball, skating and swimming. You are also minutes away from the SOUTH HEALTH CAMPUS HOSPITAL, YMCA, VIP THEATRE, many restaurants and pubs, shopping and schools, public transit, Deerfoot and Stony Trail and off leash dog park. This is a must see!