

\$625,000 - 71 Auburn Bay Manor Se, Calgary

MLS® #A2206984

\$625,000

3 Bedroom, 4.00 Bathroom, 1,472 sqft
Residential on 0.11 Acres

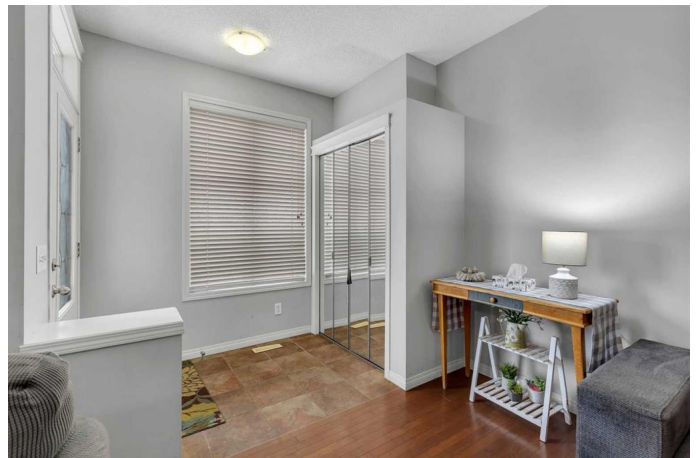
Auburn Bay, Calgary, Alberta

Located in Auburn Bay, this home offers upgrades & features which include: hardwood, skylight, curved staircase, carpets upper & basement brand new 2 weeks ago, very open plan with open to below, gas fireplace, air conditioning, large deck, oversized 26 X 22 heated garage, insulated & separate 60amp panel, over 2100 sq ft of developed living space & much more. The main floor features a sunken great room with gas fireplace, kitchen with pantry, island with eating bar, & a nook. The upper floor features a loft & 2 master bedrooms both with ensuites. The lower level features a family room, laundry room, 3rd bedroom & utility room. Close to schools, shopping, bus, green spaces, lake & all other amenities. Click on link to view 360's.

Built in 2007

Essential Information

MLS® #	A2206984
Price	\$625,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,472
Acres	0.11
Year Built	2007
Type	Residential



Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	71 Auburn Bay Manor Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0C5

Amenities

Amenities	Beach Access
Parking Spaces	4
Parking	Double Garage Detached, Insulated, Oversized, 220 Volt Wiring
# of Garages	2

Interior

Interior Features	See Remarks
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Landscaped
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 30th, 2025
-------------	------------------

Days on Market	3
Zoning	R-G
HOA Fees	509
HOA Fees Freq.	ANN

Listing Details

Listing Office RE/MAX Real Estate (Mountain View)

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.