

\$369,900 - 401, 22 Auburn Bay Link Se, Calgary

MLS® #A2192909

\$369,900

2 Bedroom, 2.00 Bathroom, 946 sqft

Residential on 0.00 Acres

Auburn Bay, Calgary, Alberta

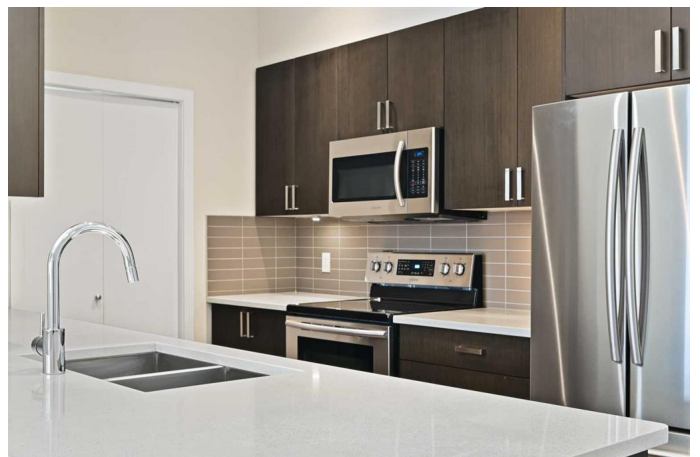
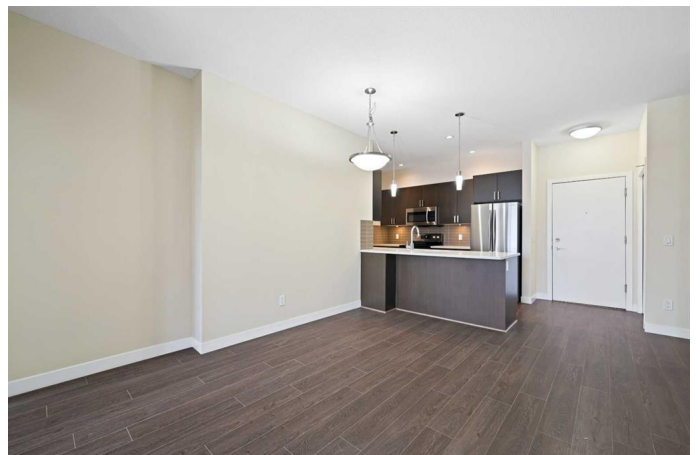
OPEN HOUSE on Sunday, May 4 from 2-4pm.

Top-Floor 2-Bedroom Condo with den in Auburn Bay with 2 Underground Parking Stallsâ€”Prime Location & Lake Community Living

Discover the perfect blend of comfort, style, and convenience in this stunning top-floor 2-bedroom, 2-bathroom condo in the highly sought-after lake community of Auburn Bay. Enjoy the peace and quiet of top-floor living, with no neighbors above you and less noiseâ€”perfect for those who value tranquility. With vaulted ceilings and a freshly painted interior, this home feels bright and spacious. The open-concept layout seamlessly connects the kitchen, eating area, and living room, creating an inviting space for both entertaining and everyday living. Step outside onto your private balcony just off the living roomâ€”an ideal spot to unwind.

Additional features include a dedicated computer workstation/den, in-suite laundry, two underground parking stalls, and a separate storage locker for added convenience.

Located directly across from South Health Campus and just a short walk to the vibrant shops, restaurants, and services of Seton, this home offers unparalleled accessibility. As a resident of Auburn Bay, youâ€™ll enjoy exclusive access to the private lake, sandy beaches, scenic walking trails, a year-round clubhouse, and recreational amenities like



tennis courts and skating rinks.
Experience the best of lake community
livingâ€”peaceful, active, and connected.
Schedule your private viewing today!

Built in 2015

Essential Information

MLS® #	A2192909
Price	\$369,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	946
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Active

Community Information

Address	401, 22 Auburn Bay Link Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 1Z8

Amenities

Amenities	Elevator(s), Other, Parking, Secured Parking
Parking Spaces	2
Parking	Assigned, Underground

Interior

Interior Features	High Ceilings, No Smoking Home, Quartz Counters, Vaulted Ceiling(s), No Animal Home
Appliances	Dishwasher, Electric Stove, Garburator, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings

Heating	In Floor, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
# of Stories	4

Exterior

Exterior Features	Balcony, Storage
Construction	Composite Siding, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 6th, 2025
Days on Market	86
Zoning	M-2
HOA Fees	494
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX Realty Professionals
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. 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.