

\$355,000 - 816 Auburn Bay Square Se, Calgary

MLS® #A2235347

\$355,000

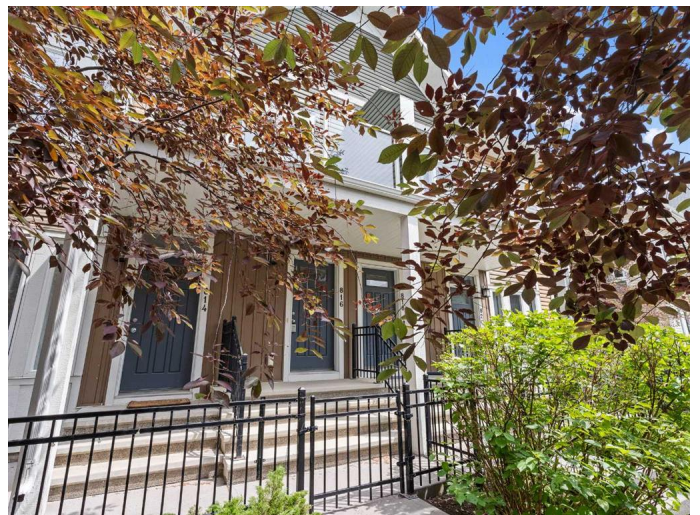
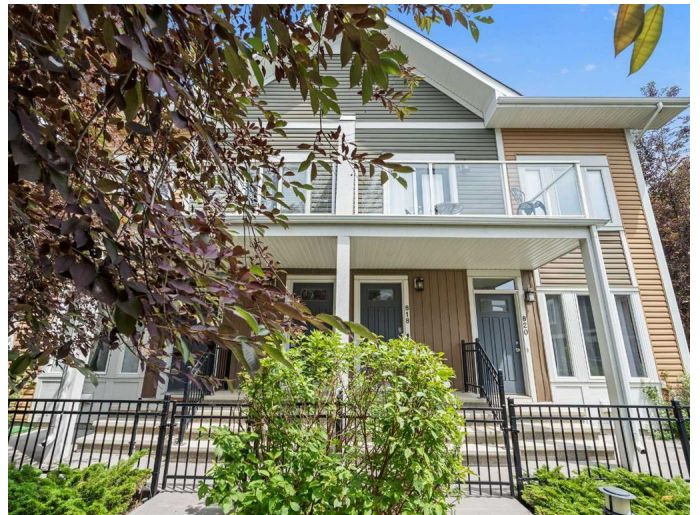
2 Bedroom, 1.00 Bathroom, 846 sqft

Residential on 0.00 Acres

Auburn Bay, Calgary, Alberta

Ideally situated in the heart of the complex, this property offers convenient access to visitor parking and is just steps away from the South Health Campus and a variety of commercial amenities in Seton. Nestled within the beautiful lake community of Auburn Bay, you'll enjoy year-round living with an array of recreational options, including numerous playgrounds, an off-leash dog park, walking and cycling trails, as well as two baseball fields, two large soccer fields, and two ponds. Plus, you'll have exclusive access to a full-sized community lake! Enter your secure, private attached single garage with storage, leading up to your main floor bungalow-style living space. The front west-facing upper balcony provides 77 square feet of outdoor space, perfect for summer grilling with a natural gas hookup or simply relaxing. The open-plan layout is filled with natural light, enhanced by corner windows and soaring 9-foot ceilings. The spacious lifestyle room seamlessly connects to a fully equipped kitchen featuring a complete set of stainless steel appliances, a peninsula island with quartz countertops, and extended-height cabinets. At the back of the home, you'll find a 4-piece bathroom and a full-size laundry set, and two bedrooms. Looking for more? Experience the vibrant nightlife, shopping, services, and entertainment that Seton has to offer. Call your favourite realtor for a showing today!

Built in 2012



Essential Information

| | |
|----------------|---------------|
| MLS® # | A2235347 |
| Price | \$355,000 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 846 |
| Acres | 0.00 |
| Year Built | 2012 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 816 Auburn Bay Square Se |
| Subdivision | Auburn Bay |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3M 0Y8 |

Amenities

| | |
|----------------|---|
| Amenities | Parking, Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 1 |
| Parking | Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|--|
| Interior Features | Granite Counters, Kitchen Island, Open Floorplan, Walk-In Closet(s) |
| Appliances | Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating | Forced Air |
| Cooling | None |
| Basement | None |

Exterior

| | |
|-------------------|-------------------|
| Exterior Features | Balcony, Lighting |
| Lot Description | Back Lane |

| | |
|--------------|-----------------|
| Roof | Asphalt |
| Construction | Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | July 1st, 2025 |
| Days on Market | 4 |
| Zoning | M-X1 |
| HOA Fees | 509 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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