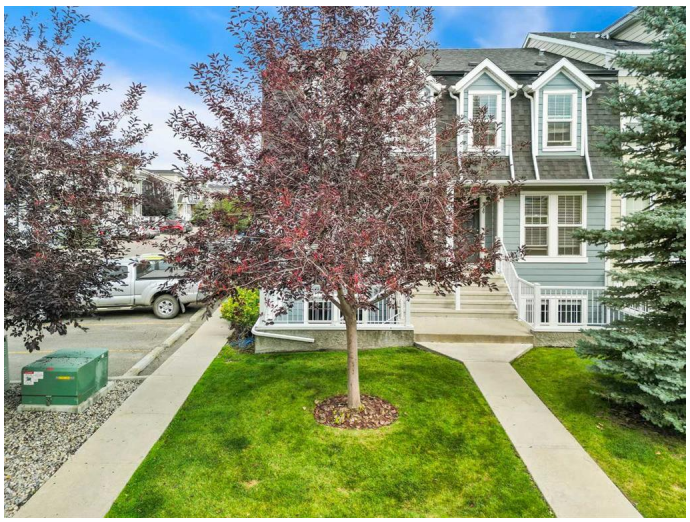
$318,000 - 224 Auburn Bay Circle Se, Calgary

MLS® #A2257563

$318,000
2 Bedroom, 2.00 Bathroom, 1,096 sqft
Residential on 0.00 Acres

Auburn Bay, Calgary, Alberta



OPEN HOUSE SUNDAY Sept 21 2-4. Step into this spacious 1,100 sq ft gem, where comfort and modern design meet. With two generously sized bedrooms, two full baths, and a private patio for all your outdoor moments, this townhouse offers the incredible value youâ€™ve been looking forâ€”and more. Why Youâ€™ll Love It 1.Pet-Friendly â€“ Bring your furry friend along; theyâ€™ll love it here, too! 2. Electric Fireplace & In-Floor Heating â€“ Stay cozy all year round with ambient warmth and total comfort, Elegant and Energy Efficient. 3. Stylish Vinyl Plank Flooring â€“ Durable and easy to maintain, with a sleek, modern aesthetic. 4.Upgraded Appliances â€“ Enjoy the convenience of sleek, modern appliances and a gourmet kitchen that elevate your cooking experience. Nestled in the beautiful lake community of Auburn Bay, youâ€™re not just buying a homeâ€”youâ€™re buying a lifestyle. Imagine living in a neighborhood that offers serene lakeside living, excellent schools, and access to the South Health Campus for all your healthcare needs. The YMCA and a variety of shopping options are just minutes away, making errands and recreation easy and convenient. For the golf enthusiast, youâ€™ll be minutes away from top-tier golf coursesâ€”the perfect place to unwind and enjoy the outdoors. Lifestyle and Location: Not only does this home offer serene lakeside living, but you're also just steps away from excellent schools, the South Health Campus,

and plenty of shops and restaurants. Whether youâ€™re catching up on errands, walking your dog to the off leash park or grabbing a coffee, everything you need is right at your doorstep. Plus, with easy access to the Ring Road, commuting is a breeze, and the mountains are just a short drive away for weekend getaways and outdoor adventures. This is more than just a townhouse; itâ€™s a lifestyle thatâ€™s perfect for those who crave convenience, nature, and modern living. Ready to make this stunning townhouse yours? Letâ€™s schedule your viewing today!

Built in 2012

Essential Information

MLS® #	A2257563
Price	$318,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,096
Acres	0.00
Year Built	2012
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

Community Information

Address	224 Auburn Bay Circle Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 1S7

Amenities

Amenities	Beach Access, Clubhouse, Dog Park, Parking, Snow Removal, Visitor

	Parking
Parking Spaces	1
Parking	Additional Parking, Assigned, Parking Lot, Paved, Plug-In, Stall
Waterfront	Beach Access

Interior

Interior Features	Closet Organizers, No Smoking Home, Open Floorplan, Recessed Lighting, Tankless Hot Water, Wired for Data
Appliances	Dishwasher, Electric Oven, Instant Hot Water, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	In Floor, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Family Room
Basement	None

Exterior

Exterior Features	BBQ gas line, Lighting, Private Entrance, Uncovered Courtyard
Lot Description	Close to Clubhouse
Roof	Asphalt Shingle
Construction	Composite Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 17th, 2025
Zoning	M-1
HOA Fees	509
HOA Fees Freq.	ANN

Listing Details

Listing Office	Century 21 Bamber Realty LTD.

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