

**50 Auburn Glen Circle SE
Calgary, Alberta**

MLS # A2199117



\$850,000

Division:	Auburn Bay		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,017 sq.ft.	Age:	2010 (15 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	220 Volt Wiring, Double Garage Attached, Heated Garage, Insulated		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped, Lawn, Low Maintenance Landscape, Re		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Composite Siding, Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-

Features: Breakfast Bar, Built-in Features, Closet Organizers, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Smart Home, Storage, Walk-In Closet(s), Wired for Data, Wired for Sound

Inclusions: Deep freezer, Water softener, lock box, gazebo, storage shed

****COME JOIN US AT OUR OPEN HOUSE THIS SATURDAY MARCH 15 FROM 12-4PM****This stunning, fully finished smart home offers the perfect blend of luxury, comfort, and functionality in the heart of this family-friendly neighborhood, close to schools, parks, and amenities. Auburn Bay is known for its abundance of greenspace, strong sense of community, and exclusive private lake access, making it an ideal place to raise a family and call home. Step inside to find an open and inviting foyer leading to a beautifully designed living space. The spacious living room features a cozy gas fireplace, perfect for relaxing after a long day. The chef's kitchen is a true showstopper, boasting ceiling-height white cabinetry, a massive waterfall island, a large pantry, and a convenient coffee bar—ideal for entertaining or enjoying quiet mornings. The adjoining dining area is bright and welcoming, offering plenty of space for family gatherings. Step outside to your private backyard oasis, complete with irrigation, a huge deck featuring modern railings and a designated space for a firepit or future hot tub—a perfect setup for year-round enjoyment. Head upstairs to find 4 bedrooms! Three spacious secondary bedrooms, a stylish full bathroom, and an incredible designated laundry room with plenty of space. On the south end of the upper level, you'll discover a beautiful primary suite, complete with a walk-in closet and a spa-like en-suite featuring a stand-up shower and luxurious soaker tub—your own private retreat. The fully finished basement offers even more space, including a large rec room, designated gym or play area, a fifth bedroom, and a 3-piece bathroom—ideal for guests or a growing family. For ultimate convenience, the double attached garage is wired with 220v, insulated, heated, featuring storage shelves. Additional highlights of this

exceptional home include central air conditioning, ample storage, and so much more! Don't miss your chance to experience the best of Auburn Bay living. See you at the Lake!