

71 Auburn Bay Manor SE
Calgary, Alberta

MLS # A2206984



\$625,000

Division:	Auburn Bay		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,472 sq.ft.	Age:	2007 (18 yrs old)
Beds:	3	Baths:	3 full / 1 half
Garage:	220 Volt Wiring, Double Garage Detached, Insulated, Oversized		
Lot Size:	0.11 Acre		
Lot Feat:	Back Lane, Landscaped		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: Shed, 3 mounts

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.