

\$425,000 - 421, 400 Auburn Meadows Common Se, Calgary

MLS® #A2194210

\$425,000

2 Bedroom, 2.00 Bathroom, 916 sqft
Residential on 0.00 Acres

Auburn Bay, Calgary, Alberta

Welcome to this stunning TOP FLOOR, CORNER UNIT, two-bedroom, two-bathroom home WITH 2 TITLED UNDERGROUND PARKING SPOTS in the vibrant and family-friendly community of Auburn Bay. Step inside and be welcomed by a spacious foyer with durable vinyl flooring that extends throughout the home. This inviting entryway features a front closet and a convenient laundry room.

Continue down the hallway to the open-concept living space, where the kitchen, dining area, and living room seamlessly come together. The kitchen is well-appointed with stainless steel appliances, quartz countertops, a generous island, and ample counter space, making it an ideal setting for meal preparation and entertaining.

Adjacent to the kitchen, the living room features a ceiling fan and a large window, allowing for plenty of natural light to fill the space. The dining area is conveniently located across from the sliding door that leads to your private, oversized balcony—a perfect spot to relax and soak up the sun.

This thoughtfully designed home includes two spacious bedrooms. The first bedroom is versatile, making it an excellent option for a home office, children's room, or guest space.



The nearby four-piece bathroom offers plenty of counter and cabinet space.

The primary suite is a true retreat, complete with a large window, a walk-in closet, and a private four-piece ensuite. The ensuite is equipped with a double vanity with quartz countertops, providing both style and functionality.

Living in Auburn Bay means access to incredible amenities, including the Auburn Bay Community Center, which offers lake access, a water park, tennis courts, and beautiful parks. Minutes away from South Health Campus Hospital and is home to six schools, providing both public and Catholic options, along with designated high schools. Residents also enjoy the convenience of numerous shops and services throughout the community, with quick access to Deerfoot Trail for an effortless commute.

Don't miss your opportunity to call this beautiful home yours today!

Built in 2022

Essential Information

MLS® #	A2194210
Price	\$425,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	916
Acres	0.00
Year Built	2022
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Active

Community Information

Address	421, 400 Auburn Meadows Common Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3K7

Amenities

Amenities	Bicycle Storage, Elevator(s), Snow Removal, Storage, Trash, Visitor Parking
Parking Spaces	2
Parking	Tandem, Underground

Interior

Interior Features	Ceiling Fan(s), Double Vanity, Kitchen Island, Quartz Counters
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Baseboard
Cooling	None
# of Stories	4
Basement	None

Exterior

Exterior Features	Balcony, BBQ gas line
Roof	Asphalt Shingle
Construction	Composite Siding
Foundation	Poured Concrete

Additional Information

Date Listed	February 18th, 2025
Days on Market	24
Zoning	M-2
HOA Fees	494
HOA Fees Freq.	ANN

Listing Details

Listing Office	eXp Realty
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