

# \$499,900 - 100 Auburn Bay Street Se, Calgary

MLS® #A2241522

**\$499,900**

2 Bedroom, 3.00 Bathroom, 1,145 sqft

Residential on 0.07 Acres

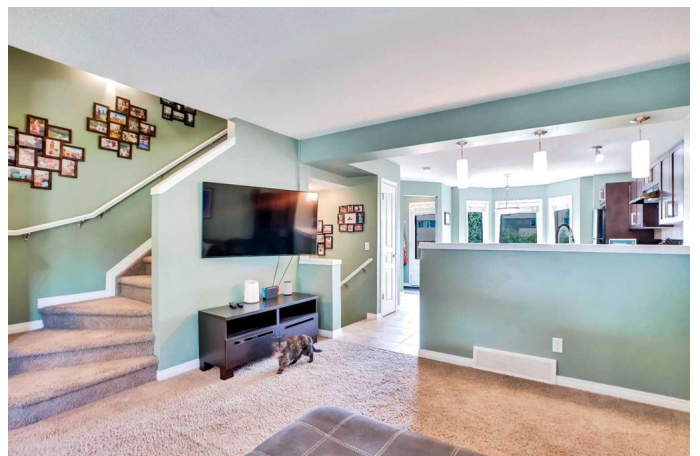
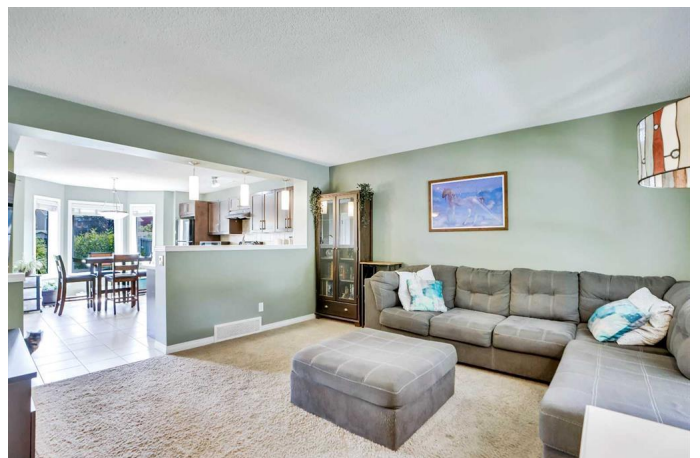
Auburn Bay, Calgary, Alberta

Welcome to this beautifully designed 2-bedroom, 2.5-bathroom home located in the sought-after lake community of Auburn Bay—just minutes from South Health Campus, Seton Urban District, and endless amenities. With NO CONDO FEES, this property offers the perfect blend of freedom, comfort, and modern convenience. Step inside to a bright and inviting open-concept main floor featuring a spacious living area, a contemporary kitchen with ample cabinetry, and a dining space perfect for entertaining. Upstairs, you'll find two generously sized bedrooms, each with its own private ensuite, ideal for families, roommates, guests, or a home office setup.

Enjoy summer days on your private front porch or host BBQs in your fully fenced backyard with rear parking pad—offering space for future garage development. Additionally, this home offers lake access, giving you year-round recreation just steps from home. Perfectly located near schools, parks, shopping, restaurants, public transit, and major roadways, this home offers incredible value in one of Calgary's most vibrant communities.

Don't miss your chance to own in Auburn Bay with no condo fees! Book your private showing today.

Built in 2010



## Essential Information

MLS® #	A2241522
Price	\$499,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,145
Acres	0.07
Year Built	2010
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

## Community Information

Address	100 Auburn Bay Street Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0V8

## Amenities

Amenities	Beach Access, Other, Recreation Facilities
Parking Spaces	2
Parking	Alley Access, Off Street, Parking Pad

## Interior

Interior Features	Laminate Counters, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Lane, Back Yard, Garden, Landscaped, Lawn, Many Trees,

	Rectangular Lot, Interior Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Cedar
Foundation	Poured Concrete

### **Additional Information**

Date Listed	July 19th, 2025
Days on Market	2
Zoning	R-G
HOA Fees	509
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	CIR Realty
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