

# \$469,900 - 1014 Auburn Bay Square Se, Calgary

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MLS® #A2255319

**\$469,900**

2 Bedroom, 3.00 Bathroom, 1,222 sqft

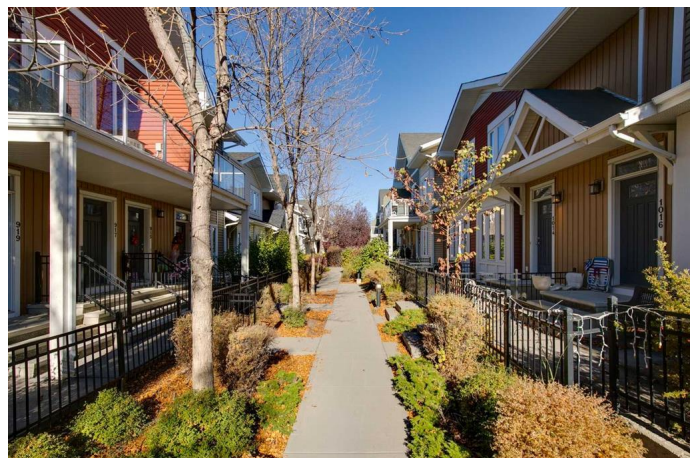
Residential on 0.00 Acres

Auburn Bay, Calgary, Alberta

Freshly Renovated Townhome with Double Master Suites & Oversized Garage! Welcome to this incredible, move-in-ready townhome that has been fully refreshed from top to bottom! Step inside to discover brand new luxury vinyl plank flooring, plush new carpet upstairs, and fresh paint throughout; creating a bright and modern feel. Every detail has been updated, including new window coverings, modern light fixtures, and stylish bathroom fixtures—all you need to do is unpack and enjoy! This spacious layout features a rare Double Master design, each with its own private ensuite, offering ultimate comfort and privacy for homeowners, roommates, or guests. The large kitchen boasts stainless steel appliances and plenty of quartz counter space, perfect for cooking and entertaining. Convenience is key with an upper-level laundry room and an oversized double attached garage providing ample parking and storage. Located in an unbeatable location—walking distance to the South Health Campus, lake access, parks, shopping, and so much more! Whether you're a first-time buyer, downsizer, or investor, this home is the perfect blend of style, function, and location. Don't miss your chance—this one won't last long!

Built in 2012

## Essential Information



|                |               |
|----------------|---------------|
| MLS® #         | A2255319      |
| Price          | \$469,900     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,222         |
| Acres          | 0.00          |
| Year Built     | 2012          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 1014 Auburn Bay Square Se |
| Subdivision | Auburn Bay                |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T3M 0E9                   |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Parking                |
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                             |
|-------------------|-----------------------------------------------------------------------------|
| Interior Features | Kitchen Island, Open Floorplan, Quartz Counters, See Remarks                |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer |
| Heating           | Forced Air, Natural Gas                                                     |
| Cooling           | None                                                                        |
| Has Basement      | Yes                                                                         |
| Basement          | Full                                                                        |

### Exterior

|                   |              |
|-------------------|--------------|
| Exterior Features | BBQ gas line |
|-------------------|--------------|

|                 |                                  |
|-----------------|----------------------------------|
| Lot Description | Level, Low Maintenance Landscape |
| Roof            | Asphalt Shingle                  |
| Construction    | Wood Frame                       |
| Foundation      | Poured Concrete                  |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 17th, 2025 |
| Days on Market | 30                 |
| Zoning         | M-X1               |
| HOA Fees       | 509                |
| HOA Fees Freq. | ANN                |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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