



## 132 AUBURN SOUND Manor Calgary AB

\$759,900

This Albi built masterpiece has every upgrade you could ask for. Situated on a large corner lot, this home boasts over 3600 square feet of developed living space with top notch finishings throughout. Flawless hand scraped hardwood adorns the entire main level leading you through the ideal open concept floorplan. Past the flex space, the lavish chef's kitchen features a large walkthrough pantry, ample cabinet space with unique granite countertops and Bosch stainless steel appliances. The spacious dining area is adjacent to both the kitchen and the main living space granting access to the rear patio through french doors. The upper level includes an expansive bonus room, 3 bedrooms and 2 full bathrooms including the master suite with a 5 piece ensuite and walkthrough closet to the conveniently located laundry room. The basement showcases a large rec room with wet bar, an additional bedroom and full bathroom. Triple attached garage and central A/C are just a few more on a long list of benefits this home has to offer.



**Ryan Jacques**

RE/MAX FIRST

Phone: (403) 875-4205  
ryan@explorecalgary.ca



**RE/MAX Real Estate (Central)**

206, 2411 - 4 street NW, Calgary,  
AB, T2M 2Z8

Phone: (403) 207-3242  
amar@amarcudail.com