



## 82 Auburn Sound Landing Calgary Alberta

\$2,499,900

Open House Sunday June 15th 2-4pm. Welcome to the ultimate lakefront living experience in the heart of Auburn Bay. Tucked away in a quiet cul-de-sac, this meticulously maintained executive lakefront residence offers over 4,698 sq ft of exquisite family living space. The home was expertly designed to capture breathtaking lake views from nearly every room on a rare oversized premium pie lake lot. Designed with timeless sophistication and exceptional attention to detail, this 4-bedroom, 3.5-bath walkout home captures what family lake living is all about. Imagine mornings waking up to serene water views from the expansive primary suite and evenings entertaining in the chef-inspired kitchen, complete with floor to ceiling maple cabinetry. The stainless steel appliances include a gas cooktop, a new professional fridge and a built-in microwave. The granite counters, travertine backsplash and a massive island are perfect for hosting friends and whipping up splendid meals. The open concept main floor boasts soaring 17 ft ceilings, newly refinished rich walnut hardwood floors, a sun-soaked great room with a soothing two way gas fireplace and a formal dining area perfect for all your guests and family gatherings. On the other side of the fireplace: a private office with everlasting views of the lake. Step outside to a large upper deck with BBQ gas line that overlooks the beautifully landscaped backyard and your own private dock. A spacious mudroom with built-in lockers, walk-through pantry, and an oversized triple garage provide practical convenience. Upstairs, the primary retreat offers a cozy sitting area, spa-inspired ensuite with dual vanities, soaker tub, steam shower, and a walk-in closet with custom built-ins. Two additional large bedrooms, a full bathroom, a bonus room with custom wood/iron railing overlooking the great room and the lake, a convenient upper floor ...

4pc Bathroom .00 Ft x .00 Ft  
5pc Bathroom .00 Ft x .00 Ft  
Bedroom 13.75 Ft x 14.67 Ft  
Bedroom 11.67 Ft x 12.33 Ft  
Bedroom 16.00 Ft x 155.00 Ft  
Laundry room 9.08 Ft x 7.42 Ft

Family room 18.33 Ft x 17.50 Ft  
Storage 9.67 Ft x 10.67 Ft  
Living room 15.25 Ft x 21.83 Ft  
Kitchen 14.92 Ft x 17.00 Ft  
Office 10.75 Ft x 13.83 Ft  
Other 9.33 Ft x 13.42 Ft

a

Listing Presented By:



Originally Listed by:  
MaxWell Capital Realty

**RE/MAX**  
RE/MAX REAL ESTATE  
(CENTRAL)

773 Glenmore rd , Calgary, British  
Columbia, V1V 3B9

Phone: (403) 850-6722  
ctimos@telus.net

Primary Bedroom	15.17 Ft x 23.00 Ft	2pc Bathroom	.00 Ft x .00 Ft
Bonus Room	11.83 Ft x 12.08 Ft	Breakfast	12.92 Ft x 6.00 Ft
4pc Bathroom	.00 Ft x .00 Ft	Dining room	13.92 Ft x 12.00 Ft
Bedroom	12.42 Ft x 18.00 Ft		