



# 10 Auburn Bay Link Calgary Alberta

\$375,000

Welcome to this meticulously maintained TOP FLOOR, WEST FACING condo in the highly sought-after community of Auburn Bay! Original owner and pride of ownership shines throughout. Featuring 2 bedrooms, 2 full bathrooms, and an open-concept living space. The chef's kitchen is a dream with quartz countertops, espresso cabinetry, stainless steel appliances, and plenty of counter space, perfect for meal prep or entertaining guests. The primary bedrooms offers gorgeous west-facing mountain views, a walk-through closet, and a stunning 4pc ensuite complete with a fully tiled shower with glass door and a soaker tub, perfect for unwinding after a long day. The second bedroom is a rare find with incredible 13-foot ceilings! Step outside to your west-facing balcony with a gas line, perfect for summer BBQs while enjoying the view. Additional features include in-suite laundry with a full-sized washer & dryer, air conditioning, in-floor heating, and an electric fireplace for cozy nights in. Recent updates include laminate flooring (2021), a newer dishwasher (2021), and a newer microwave (2022). Plus, enjoy the convenience of 1 parking space and a large storage locker. Living in Auburn Bay means exclusive access to Auburn Bay Lake & Clubhouse, featuring a 43-acre lake with sandy beaches, a splash park, playgrounds, a fishing dock, boathouse, tennis courts, picnic areas, and more! The lake is stocked twice a year with trout, making it a fisherman's paradise. In the winter, enjoy tobogganing, multiple ice rinks (including hockey and leisure rinks), and a skating loop. Conveniently located near schools, shopping, restaurants, banks, and essential services in both Auburn Bay and neighbouring communities like Mahogany and Seton. This is a rare opportunity to own a top-floor unit with stunning views in one of Calgary's most desirable lake communities--don't miss out! (id:6769)

Living room 14.00 Ft x 10.67 Ft

Kitchen 11.17 Ft x 19.00 Ft

Dining room 11.92 Ft x 11.42 Ft

Primary Bedroom 13.58 Ft x 9.75 Ft

Bedroom 13.25 Ft x 8.50 Ft

4pc Bathroom .00 Ft x .00 Ft

4pc Bathroom .00 Ft x .00 Ft

Other 8.92 Ft x 6.92 Ft

Laundry room 7.17 Ft x 2.83 Ft

Foyer 7.67 Ft x 3.92 Ft

Listing Presented By:



Originally Listed by:  
Real Broker

<http://karssenaskew.com/>



CIR

REALTY

149 West Lakeview Point , Calgary, AB,

Phone: 403-585-5270  
[cawarawa@shaw.ca](mailto:cawarawa@shaw.ca)