



## 367 Auburn Crest Way Calgary Alberta

\$669,900

Welcome to 367 Auburn Crest Way SE, a cherished home filled with love and warmth. This inviting 5-BEDROOM, 3.5-BATHROOM with 2,452 sq. ft. of total living space is perfect for families and healthcare workers wanting to be near South Health Campus, and enjoy the coveted access to Auburn Bay's LAKE-ACCESS AMENITIES! Step onto an EXPANSIVE EAST-FACING FRONT PORCH and upstairs BALCONY (accessible from the Primary Bedroom) to soak in those sunny mornings! Inside, you'll be welcomed by a versatile front foyer with a receiving room/office space, leading into a spacious OPEN-CONCEPT MAIN FLOOR LAYOUT. The kitchen boasts beautiful GRANITE COUNTERTOPS, STAINLESS STEEL APPLIANCES, a CORNER PANTRY, a LARGE KITCHEN ISLAND that flows seamlessly into the dining area - perfect for family meals and gatherings. The cozy living room, featuring a GAS FIREPLACE, invites you to unwind on chilly winter nights. A convenient half-bathroom completes the main floor. Upstairs features a delightful BONUS ROOM, ideal for family movie nights and playtime and a LAUNDRY ROOM for your convenience. The Primary Bedroom has a WALK-IN CLOSET and a 4-piece ENSUITE BATHROOM. 2 additional bedrooms and another bathroom round out the upper level. The FULLY-FINISHED BASEMENT includes a recreation/family room with 2 bedrooms, a 3-piece bathroom, and an extra storage room. The WEST-FACING BACKYARD features a HUGE DECK with a GAZEBO which provides a lovely spot for evening chats and summer BBQ gatherings. Parking is a breeze with the DOUBLE DETACHED GARAGE, accessible via a PAVED ALLEY for added convenience during rainy or snowy days. This home offers both comfort and functionality, perfectly suited for creating lasting memories. Come and experience it for yourself! (id:6769)

Family room 17.92 Ft x 14.33 Ft

Furnace 11.08 Ft x 5.33 Ft

Bedroom 11.50 Ft x 8.58 Ft

Bedroom 12.08 Ft x 8.58 Ft

3pc Bathroom 7.58 Ft x 5.83 Ft

Dining room 8.00 Ft x 6.75 Ft

Other 19.25 Ft x 4.25 Ft

Bonus Room 12.83 Ft x 10.75 Ft

Laundry room 5.33 Ft x 5.33 Ft

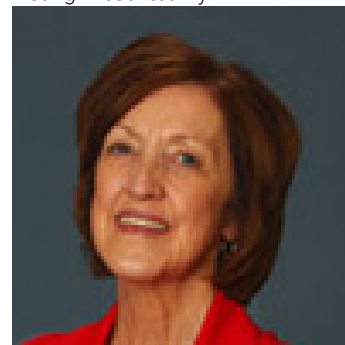
Primary Bedroom 14.00 Ft x 11.42 Ft

Bedroom 13.67 Ft x 9.25 Ft

Bedroom 9.58 Ft x 9.25 Ft

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Listing Presented By:



Originally Listed by:  
CIR Realty

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CIR

REALTY

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Living room 16.08 Ft x 13.42 Ft

Office 13.00 Ft x 8.67 Ft

Kitchen 17.42 Ft x 11.83 Ft

2pc Bathroom 5.17 Ft x 4.75 Ft

4pc Bathroom 9.58 Ft x 9.25 Ft

4pc Bathroom 7.83 Ft x 4.92 Ft

Other 8.33 Ft x 4.58 Ft