



## 22 Auburn Bay Link Calgary Alberta

\$399,900

Welcome to this bright and spacious 883 sq ft condo offering 2 bedrooms, 2 bathrooms, and the perfect blend of comfort, style, and convenience. Located in the highly sought-after lake community of Auburn Bay, this move-in ready home boasts a thoughtfully designed open concept living space that seamlessly combines the living, dining, and kitchen areas. Enjoy a modern kitchen featuring stainless steel appliances, a central island with seating perfect for breakfast or casual dining, and direct access to a large covered patio for year round enjoyment. The large primary bedroom has a 3-piece ensuite bathroom and a walk-in closet. The second bedroom is generously sized and located near the stacked laundry. Residents enjoy exclusive lake access along with a wide range of outdoor activities and year-round community events. You're also within walking distance to restaurants, grocery stores, a movie theatre, and more. Additional highlights include: Two assigned parking stalls, Private assigned storage unit and Plenty of visitor parking. Whether you're a first-time buyer, downsizer, or investor, this is an incredible opportunity to own in one of Calgary's best lake communities! Book your showing today (id:6769)

Other 4.42 Ft x 4.08 Ft

Den 7.42 Ft x 8.00 Ft

Kitchen 10.25 Ft x 9.25 Ft

Living room/Dining room 20.67 Ft x 10.67 Ft

Other 18.17 Ft x 15.17 Ft

Bedroom 10.08 Ft x 7.92 Ft

Laundry room 4.33 Ft x 2.67 Ft

4pc Bathroom 7.92 Ft x 5.00 Ft

Primary Bedroom 18.25 Ft x 9.83 Ft

Other 6.50 Ft x 4.92 Ft

3pc Bathroom 7.42 Ft x 4.92 Ft

Listing Presented By:



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eXp Realty



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