



248 Auburn Meadows Manor Calgary Alberta

\$499,999

OPEN HOUSE SATURDAY JUNE 28 2-4PM!! Immaculate townhome in Auburn Bay!! This stunning home offers top-tier finishes in the highly sought-after lake community of Auburn Bay. Built by Brookfield Residential, this move-in ready townhome features highly functional 'Carmine' floor plan, complete with a spacious patio--perfect for enjoying warm summer days. From the moment you walk in, you'll appreciate the meticulous attention to detail, stylish features, and quality craftsmanship. Bright and sleek, this home features luxury vinyl plank flooring and upgraded carpet with top notch underlay. The modern kitchen is both elegant and functional, boasting extended soft-close cabinetry, quartz countertops, high-end stainless steel appliances, and a generously sized island--perfect for hosting and gathering. The formal dining area seamlessly connects the kitchen and family room, creating a welcoming space for entertaining. Upstairs, you'll find two spacious primary suites, each featuring walk-in closets and beautifully appointed en-suites with quartz finishes, ensuring both comfort and convenience for family members or guests. A dedicated laundry room with extra storage completes the upper level. The versatile lower level offers the perfect space for a home gym, media room, or additional storage, with direct access to the double-attached garage, keeping your vehicles warm during winter months. Located in one of Calgary's most desirable communities, Auburn Bay offers year-round lake access, a beach, sports courts, skating rinks, playgrounds, and top-rated schools. Just minutes from 130th Avenue shopping, South Health Campus, and major roadways like Stoney and Deerfoot, this home provides unbeatable convenience. With incredible value in an unbeatable location, this townhome is an opportunity you won't want to miss--schedule your viewing today! (id:6769)

Storage 13.67 Ft x 12.25 Ft
 Living room 13.67 Ft x 11.83 Ft
 Kitchen 16.92 Ft x 13.58 Ft
 Dining room 13.67 Ft x 7.42 Ft
 2pc Bathroom .00 Ft x .00 Ft

Primary Bedroom 13.58 Ft x 13.33 Ft
 Bedroom 10.33 Ft x 11.83 Ft
 Laundry room 6.08 Ft x 6.83 Ft
 3pc Bathroom .00 Ft x .00 Ft
 4pc Bathroom .00 Ft x .00 Ft

Listing Presented By:



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