

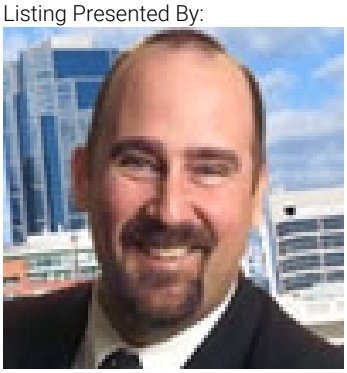
199 Auburn Springs Boulevard Calgary Alberta

$1,019,000

This one is a stunner! wow! This is a truly IMMACULATE, upgraded and beautiful home. One of the nicest homes you will ever see in Auburn Bay with all the conveniences and amenities within walking distance! Short walk to the lake, hospital, YMCA, shops, restaurants, pubs, schools, transit, dog park and major roadways. This shows like a show home from the minute you walk through the front door and are greeted by a spacious entryway that leads you through to the gorgeous kitchen with Jenn Air appliances, gas cooktop, wall oven, large pantry, white cabinets, upgraded lights, wine fridge, wine rack, ample cabinet & counter space, central island and tiled backsplash! Adjacent to the kitchen is a generous sized dining area with loads of natural light and large windows and on the other side is the living room with a central gas fireplace. The main floor is completed with a half bathroom for guests, garage access and a separate mud room. Upstairs is just as awesome with a central bonus room with doors for privacy, a primary bedroom with a spa inspired ensuite with dual vanities, sinks, linen closets, a freestanding tub and a massive walk in closet! The upstairs also has 2 additional bedrooms, another full bathroom and a spacious laundry room! The basement level is an entertainers dream with a full wet bar with fridge, home theatre in the rec room, a separate wine room with dual fridges, wine racks, storage and a gorgeous stone wall! There is also an additional bedroom and full bathroom for guests or teens. There are so many amazing features here that it's hard to list them all but some of the other upgrades you'll love are: 2 A/C units, custom shed, concrete patio with gas firepit, beautiful yard, functional and amazing garage with epoxy flooring, tire racks, ceiling storage racks, wall racking and built in storage cabinets! This home is a pleasure to show and has it all! D...

4pc Bathroom 5.58 Ft x 8.67 Ft
Bedroom 11.67 Ft x 14.00 Ft
Office 14.25 Ft x 8.00 Ft
Recreational, Games room 15.92 Ft x 11.25 Ft
Other 9.42 Ft x 4.92 Ft
Furnace 11.08 Ft x 16.75 Ft
2pc Bathroom 5.33 Ft x 4.92 Ft
Dining room 12.92 Ft x 12.08 Ft
Foyer 7.42 Ft x 8.42 Ft
Kitchen 12.58 Ft x 15.58 Ft
Living room 14.33 Ft x 17.42 Ft
5pc Bathroom 12.75 Ft x 5.00 Ft
5pc Bathroom 12.92 Ft x 19.00 Ft
Bedroom 12.83 Ft x 10.17 Ft
Bedroom 13.00 Ft x 16.08 Ft
Laundry room 8.50 Ft x 8.58 Ft
Office 12.83 Ft x 12.67 Ft
Primary Bedroom 13.67 Ft x 17.83 Ft
Other 13.00 Ft x 6.50 Ft

Listing Presented By:



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