



425 Auburn Bay Drive Calgary Alberta

\$800,000

Welcome to your dream home in Auburn Bay -- a fully finished, Cedarglen-built two-storey offering over 3,000 sq ft of impeccably curated living space across all three levels. Perfectly situated across from a sprawling green space and Lakeshore School in one of Calgary's most beloved lake communities, this home masterfully blends luxury, functionality, and timeless design. Step inside to a bright, open-concept main floor where luxury vinyl plank flooring runs wall-to-wall -- no carpet in sight. The chef-inspired kitchen is the heart of the home, featuring a dramatic white quartz waterfall island, full stainless steel appliance package, rich espresso cabinetry, tiled backsplash, and a corner pantry. The adjacent dining area and inviting great room, anchored by a stone-wrapped gas fireplace, offer the ideal setting for entertaining or everyday family living. A private main floor den, built-in mudroom lockers, and a stylish 2-piece bath complete the level. Upstairs, the nearly 200 sq ft primary suite is a true retreat, complete with a spa-like 5-piece ensuite and walk-in closet. Two additional bedrooms offer custom built-in closets, while a spacious 518 sq ft bonus room--complete with sliding barn doors and a private balcony--offers flexible space for a fourth bedroom, playroom, or home office. A full 4-piece bath and upper-level laundry room add thoughtful convenience. The professionally finished basement adds even more versatility, featuring spray foam insulation, upgraded subfloor, a large rec room with pot lights and wet bar (with built-in bar fridge), a stylish 4-piece bathroom with dual sinks and rainfall shower, and electrical and framing prepped for a future fourth bedroom. Outside, enjoy a private and beautifully landscaped backyard with mature cherry blossom trees, a custom pergola with roll-down privacy shades, and a gas line for your BBQ -- perfect for warm sum...

Bonus Room 15.00 Ft x 19.00 Ft

Laundry room 6.00 Ft x 8.00 Ft

Primary Bedroom 14.00 Ft x 13.42 Ft

Bedroom 10.00 Ft x 11.17 Ft

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4pc Bathroom 8.17 Ft x 4.92 Ft

Other 10.58 Ft x 13.08 Ft

Recreational, Games room 21.75 Ft x 23.83 Ft

3pc Bathroom 4.92 Ft x 10.42 Ft

Kitchen 14.33 Ft x 13.50 Ft

Living room 14.67 Ft x 11.50 Ft

Dining room 8.00 Ft x 13.50 Ft

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Listing Presented By:



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5pc Bathroom 11.17 Ft x 11.17 Ft

Office 8.92 Ft x 10.50 Ft

Other 4.83 Ft x 9.17 Ft

2pc Bathroom 5.08 Ft x 5.50 Ft