



49 Auburn Springs Place Calgary Alberta

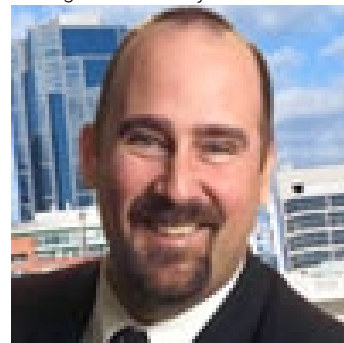
\$1,100,000

Set on a quiet cul-de-sac in the sought-after lake community of Auburn Bay, this stunning walkout home is perfectly positioned on a huge pie lot with a sunny south-facing backyard that backs onto greenspace and walking paths with beautiful mountain views. The location places you within a 10-minute walk to Auburn Bay Lake, plus just a quick drive to the South Health Campus, the world's largest YMCA, and abundant shopping and dining options. Step inside to 9' ceilings, oversized windows, built-in speakers and central air conditioning that create an inviting main level filled with comfort and natural light. The chef's kitchen inspires culinary creativity with a centre prep island, a peninsula island with casual seating, stone countertops, stainless steel appliances, a gas cooktop, full-height cabinetry and a walk-in pantry for extra storage. A designer dining room flows seamlessly to the massive upper deck where you can easily entertain with beautiful mountain views as the backdrop. The living room combines warmth and style with its wood feature wall and gas fireplace, creating a relaxing setting for quiet evenings. A tucked-away powder room completes this level. Upstairs, a central bonus room sets the stage for family movie nights and separates the primary suite from the secondary bedrooms for ultimate privacy. The primary occupies its own wing and provides a serene retreat with space to unwind, a large walk-in closet and a luxurious five-piece ensuite featuring dual vanities, a makeup station, a deep soaker tub and a separate rain shower. Two additional spacious bedrooms, a full four-piece bath and the convenience of upper-level laundry complete this floor. The fully finished walkout basement extends the living space with a modern aesthetic and wide-open versatility for a home gym, media setup, games, hobbies and more. Then easily refill drinks and snacks at the sle...

Other 6.67 Ft x 9.25 Ft
Recreational, Games room 25.92 Ft x 20.92 Ft
Furnace 8.67 Ft x 21.08 Ft
Bedroom 9.42 Ft x 10.00 Ft
3pc Bathroom 11.08 Ft x 4.92 Ft
Foyer 7.17 Ft x 11.25 Ft
Kitchen 13.00 Ft x 14.17 Ft
Dining room 13.00 Ft x 12.25 Ft
Living room 14.08 Ft x 18.92 Ft

2pc Bathroom 5.42 Ft x 4.92 Ft
Bonus Room 14.08 Ft x 14.08 Ft
Laundry room 7.00 Ft x 6.08 Ft
Other 8.67 Ft x 5.25 Ft
Primary Bedroom 12.75 Ft x 19.17 Ft
Bedroom 10.08 Ft x 15.83 Ft
Bedroom 10.75 Ft x 14.92 Ft
5pc Bathroom 14.08 Ft x 13.67 Ft
4pc Bathroom 11.17 Ft x 4.92 Ft

Listing Presented By:



Originally Listed by:
First Place Realty

<http://nowselling.ca/>

RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca