

# \$899,000 - 109 Auburn Meadows Crescent Se, Calgary

MLS® #A2238924

**\$899,000**

5 Bedroom, 4.00 Bathroom, 2,424 sqft

Residential on 0.09 Acres

Auburn Bay, Calgary, Alberta

Welcome to your dream home in the vibrant, family-friendly community of Auburn Bay! This stunning 2-storey home offers 5 spacious bedrooms and 3.5 bathrooms across 3000 sq ft of well-designed living space. With 4 bedrooms on the upper level and 1 in the fully finished basement, there's room for everyone!

The main floor features an open-concept layout with a chef's kitchen complete with granite countertops, a large island, and a breakfast bar, perfect for entertaining. Enjoy cozy evenings in the spacious living area or step out to the fenced backyard with a beautiful deck and gazebo—ideal for summer gatherings.

Upstairs, you'll find a bonus room, a convenient laundry room, and a luxurious primary suite with a 5-piece ensuite, including his and hers sinks and dual walk-in closets. The basement adds even more living space with a bedroom, living area, 4-piece bath, and rough-in for a wet bar.

Located steps from schools, parks, playgrounds, and offering lake access, this home combines comfort, style, and unbeatable amenities. Don't miss this amazing opportunity to live in one of Calgary's most sought-after lake communities!

Built in 2016



## Essential Information

MLS® #	A2238924
Price	\$899,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,424
Acres	0.09
Year Built	2016
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	109 Auburn Meadows Crescent Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 2E2

## Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached, Garage Door Opener, Garage Faces Front
# of Garages	2

## Interior

Interior Features	Breakfast Bar, Closet Organizers, Double Vanity, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Gas Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Other
Lot Description	Back Yard, Gazebo, Landscaped, Street Lighting
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	July 11th, 2025
Days on Market	3
Zoning	R-G
HOA Fees	508
HOA Fees Freq.	ANN

## Listing Details

Listing Office	CIR Realty
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