

# \$479,000 - 73 Auburn Meadows Way Se, Calgary

MLS® #A2218619

**\$479,000**

2 Bedroom, 3.00 Bathroom, 1,270 sqft

Residential on 0.00 Acres

Auburn Bay, Calgary, Alberta

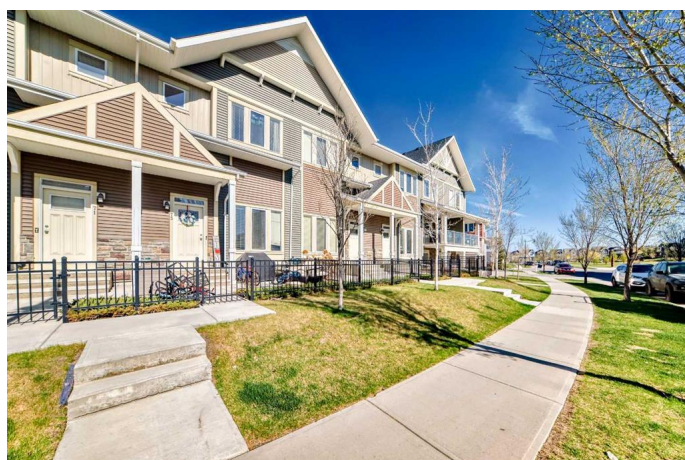
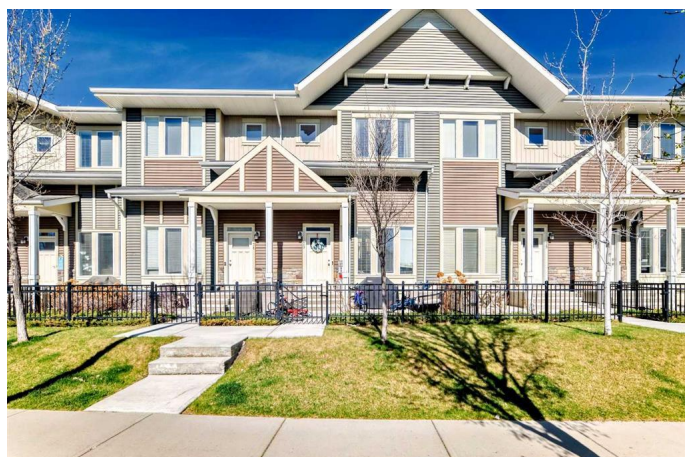
Welcome to a stylish and functional 2-bedroom townhome located in the heart of Auburn Bay. This home features a unique split-level floor plan with a bright and open living room on the lower level and a spacious kitchen and dining area just a few steps up. The modern kitchen is equipped with stainless steel appliances, full-height cabinetry, and a large island with stone countertops—perfect for both everyday living and entertaining.

Upstairs, youâ€™ll find two generously sized bedrooms, including a comfortable primary suite and a second bedroom ideal for guests, kids, or a home office. The home also includes a basement offering ample storage space.

Enjoy outdoor living on your fenced-in front patio—perfect for relaxing or hosting summer BBQs. Additional highlights include a double attached garage at the rear of the home and in-suite laundry for added convenience.

Situated in a well-managed complex close to parks, schools, shopping, and public transit, this property also offers easy access to Auburn Bayâ€™s exclusive lake amenities. Perfect for first-time home buyers, investors, or anyone looking for a low-maintenance lifestyle in a vibrant, family-friendly community.

Built in 2015



## Essential Information

MLS® #	A2218619
Price	\$479,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,270
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	73 Auburn Meadows Way Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 2H8

## Amenities

Amenities	Parking, Snow Removal, Visitor Parking
Parking Spaces	3
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Closet Organizers, Kitchen Island, No Animal Home, Open Floorplan, Pantry, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Partial, Unfinished

## Exterior

Exterior Features	Courtyard
Lot Description	Back Lane, Low Maintenance Landscape, Street Lighting
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 7th, 2025
Days on Market	14
Zoning	DC
HOA Fees	494
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	Greater Property Group
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