

# \$494,900 - 233 Auburn Meadows Drive Se, Calgary

MLS® #A2258437

**\$494,900**

2 Bedroom, 3.00 Bathroom, 1,210 sqft

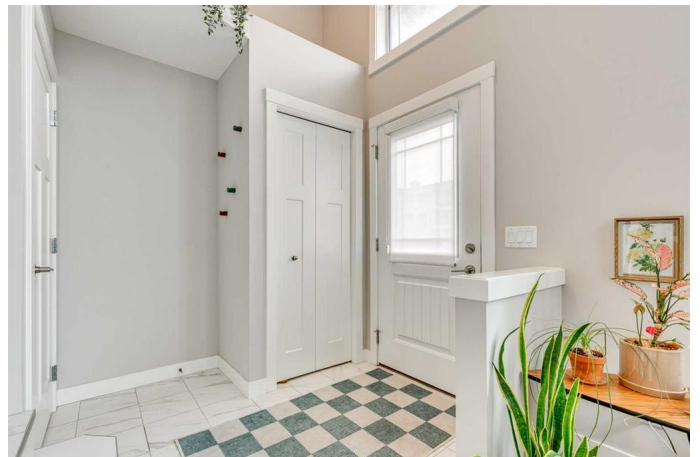
Residential on 0.00 Acres

Auburn Bay, Calgary, Alberta

Welcome to this stunning multi-level corner unit townhouse in the highly desirable lake community of Auburn Bay! With an abundance of natural light, a vaulted ceiling, this home offers the perfect blend of comfort, style, and convenience. Step into the main living area, where a soaring vault and oversized windows create a bright and open atmosphere. Whether you're entertaining or relaxing, the space feels large and inviting year round-especially with the comfort of A/C. Upstairs you'll find 2 master bedrooms, each complete with it's own private ensuite bathroom- a perfect setup for guests, roommates, or a home office. A convenient stacker washer and dryer are neatly tucked away in a laundry closet steps from the bedrooms. Spacious kitchen with stainless appliances and an ample eating area. This home also features a double attached garage providing secure parking and extra storage space. As a corner unit, it offers more natural light from several exposures. Located just steps from schools, shopping, parks, restaurants, and full access to Auburn Bay Lake, you'll enjoy year-round recreation including swimming, skating, and beach activities-right in your own community. Don't miss your chance to own this bright and stylish home in one of Calgary's most sought-after neighborhoods!

Built in 2019

## Essential Information



MLS® #	A2258437
Price	\$494,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,210
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	233 Auburn Meadows Drive Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 2S1

### **Amenities**

Amenities	Clubhouse, Park
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	High Ceilings, No Smoking Home, Pantry, Vaulted Ceiling(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Freezer, Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Partial, Unfinished

### **Exterior**

Exterior Features	BBQ gas line, Rain Gutters
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Lot Description	Backs on to Park/Green Space, City Lot, Landscaped
Roof	Asphalt Shingle
Construction	Composite Siding, Stone, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	September 18th, 2025
Days on Market	1
Zoning	M-2
HOA Fees	509
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	Real Estate Professionals Inc.
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