

# \$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	6
Zoning	DC
HOA Fees	494
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	Greater Property Group
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.