

# \$499,900 - 202, 10 Auburn Bay Avenue Se, Calgary

MLS® #A2238982

**\$499,900**

3 Bedroom, 3.00 Bathroom, 1,461 sqft

Residential on 0.03 Acres

Auburn Bay, Calgary, Alberta

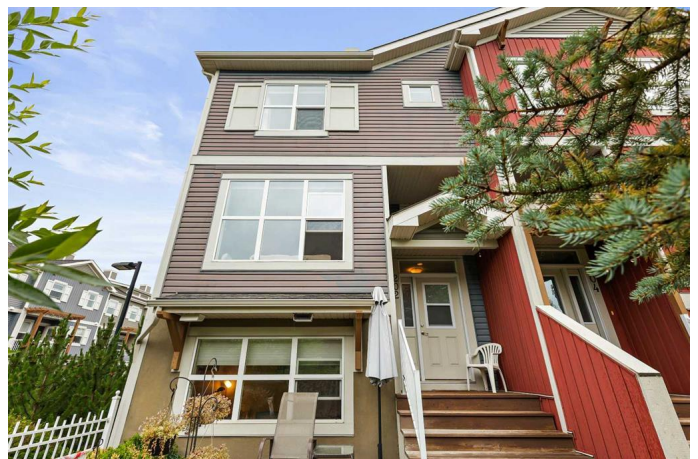
Welcome to this bright and spacious 3-bedroom, 2.5-bath corner unit townhouse, perfect for a growing family. The double-attached garage provides direct access to the home, leading into a versatile lower-level flex room—ideal as a home office or hobby space. The main floor boasts an open-concept layout with a large living room, expansive windows, and added light from the corner-unit placement. The well-appointed kitchen features generous cabinetry and connects seamlessly to a dining area with access to a sunny balcony—perfect for your BBQ or morning coffee. A convenient powder room is also located on the main level.

Upstairs, the primary suite impresses with a walk-in closet and a private ensuite with a walk-in shower. Two additional bedrooms are well-sized and share a four-piece family bath. Ideally located within walking distance to schools, this home is in a vibrant lake community with parks, a private beach, year-round lake access for swimming, boating, and winter skating.

Built in 2010

## Essential Information

MLS® #	A2238982
Price	\$499,900
Bedrooms	3
Bathrooms	3.00



Full Baths	2
Half Baths	1
Square Footage	1,461
Acres	0.03
Year Built	2010
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	202, 10 Auburn Bay Avenue Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0P7

### Amenities

Amenities	Visitor Parking
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	High Ceilings, No Animal Home, No Smoking Home, See Remarks, Storage, Vinyl Windows
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Partial, Walk-Out

### Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      July 11th, 2025  
Days on Market                3  
Zoning                              R-2M  
HOA Fees                        518  
HOA Fees Freq.                ANN

**Listing Details**

Listing Office                    MaxWell Canyon Creek

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