

**208, 16 Auburn Bay Link SE
Calgary, Alberta**

MLS # A2153064



\$389,700

Division:	Auburn Bay		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Low-Rise(1-4)		
Size:	890 sq.ft.	Age:	2014 (10 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	In Floor, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 529
Basement:	-	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	M-2
Foundation:	-	Utilities:	-
Features:	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s)		

Inclusions: N/A

Open House - Sat 3:30 to 5:00 PM. Welcome to this stunning bright, modern and spacious 2 Bed/2 Bath + Den (a bedroom size den), 9-foot ceilings with an underground heated parking and full-size underground storage unit, in very popular lake community of Auburn Bay. Its vacant and available for quick possession. Brand new carpet flooring and freshly repainted unit. The open concept floor plan with good size living spaces, perfect for entertaining. The kitchen features an abundance of cabinets, an island, stainless steel appliances and granite countertops. The living room is spacious and has an electric fireplace with the big window. The balcony is covered and even has a gas line for your barbecue. The spacious primary bedroom with a walk-through closet into the ensuite bathroom. The second bedroom with a big window/light and a full 4-piece bathroom right next door. Den is almost as big as a bedroom and an ideal workspace if you choose to work from home or use as a kid's playroom. This unit has In-suite laundry. This complex has a recreation common room, tons of visitor parking as well as street parking. With full lake access within walking distance, 5 schools, lots of green space, walking paths and parks, close to South Health Campus Hospital, shopping, cafes, restaurants and more! Auburn Bay has great access to both highways, Deerfoot and Stoney Trail (Ring Road) for great commuting in any direction and much more!!!