

# \$611,888 - 57 Auburn Bay View Se, Calgary

MLS® #A2219198

**\$611,888**

3 Bedroom, 3.00 Bathroom, 1,498 sqft

Residential on 0.06 Acres

Auburn Bay, Calgary, Alberta

Unbeatable Value Meets Auburn Bay Lifestyle at \$408/SqFt

Welcome to one of Auburn Bay's most attractively priced homes, offered at just \$408 per square foot setting a new standard for value in one of Calgary's premier lake communities. With similar homes often trading between \$435-\$450/sqft, this residence stands out for savvy buyers who appreciate both smart investments and inspired living.

Step Inside: Where Design and Daily Life Intersect

From the moment you enter, the home's signature Belvedere model design reveals itself: a stunning vaulted ceiling above the kitchen pours natural light into the main floor, setting the tone for gatherings, morning routines, and quiet evenings alike. Hardwood floors flow seamlessly throughout, complemented by elegant oak cabinetry and an expansive kitchen island becoming the heart of every celebration or Sunday brunch.

Imagine cozying up by the gas fireplace, framed by views of your charming front porch, or hosting friends in a space where every detail—from premium appliances to thoughtful layout speaks of both function and comfort.

Upstairs: Retreat, Relax, Recharge

Ascend the elegant spiral staircase to find a true owner's retreat. The spacious primary



suite invites you to unwind with a walk-in closet and a beautifully finished ensuite. Two additional bedrooms and a full bath ensure everyone has space to call their own. Don't miss the dramatic view to below at the landing a touch that connects both levels and enhances the home's airy, open atmosphere.

Auburn Bay: A Community That Delivers  
Outside your door, discover why Auburn Bay continues to outperform:

Lake privileges exclusive to residents

Walking paths, parks, and a vibrant community centre

Quick access to the South Health Campus, Seton shopping, and top-rated schools

This is more than just a home it's your entry into a lifestyle defined by recreation, connection, and lasting value.

The Smart Choice And the Right One for You  
Rarely does a home at this price point combine inspired design, prime location, and established neighborhood amenities. If you've been searching for a fresh take on Auburn Bay living, this is your opportunity to secure one of the best-priced properties in the area, and begin your next chapter with confidence.

Ready to see what makes this home and Auburn Bay so special? Book your showing today.

Built in 2006

## **Essential Information**

MLS® #	A2219198
Price	\$611,888
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,498
Acres	0.06
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	57 Auburn Bay View Se
Subdivision	Auburn Bay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0C8

### **Amenities**

Amenities	Beach Access, Boating, Clubhouse, Picnic Area, Park
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Kitchen Island, Open Floorplan, See Remarks, Bathroom Rough-in
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Electric Range
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Family Room
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Private Yard
Lot Description	Landscaped, Private, Rectangular Lot, Back Lane, Fruit Trees/Shrub(s)
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 9th, 2025
Days on Market	52
Zoning	R-1N
HOA Fees	494
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX Complete Realty
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