

# \$465,000 - 319, 10 Auburn Bay Avenue Se, Calgary

MLS® #A2215734

**\$465,000**

3 Bedroom, 3.00 Bathroom, 1,325 sqft

Residential on 0.00 Acres

Auburn Bay, Calgary, Alberta

Welcome to this beautiful 3-bedroom, 3-full-bathroom townhome nestled in a vibrant lake community! This spacious home features a fully finished basement, adding 400 sqft, perfect for a recreation room, home office, or guest suite. Enjoy the outdoors with a patio—ideal for entertaining or relaxing. Cute little courtyard for hanging out in the summer, Title Parking Stall and lots of Visitor Parking nearby! Located within walking distance to the local school and exclusive beach club, this home combines comfort, convenience, and a true lifestyle experience perfect for a large family. Whether you're hosting guests or enjoying a peaceful evening by the lake, this home has it all!

Built in 2010

## Essential Information

MLS® #	A2215734
Price	\$465,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,325
Acres	0.00
Year Built	2010
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey



Status                      Active

**Community Information**

Address                      319, 10 Auburn Bay Avenue Se  
Subdivision                  Auburn Bay  
City                            Calgary  
County                        Calgary  
Province                      Alberta  
Postal Code                  T3S 0A8

**Amenities**

Amenities                    Beach Access, Clubhouse, Dog Park, Park, Playground, Trash, Visitor  
Parking  
Parking Spaces              1  
Parking                        Stall

**Interior**

Interior Features            Breakfast Bar, High Ceilings, No Animal Home  
Appliances                   Dishwasher, Dryer, Refrigerator, Washer, Electric Oven  
Heating                       Forced Air  
Cooling                        None  
Has Basement                Yes  
Basement                     Finished, Full

**Exterior**

Exterior Features           Balcony, Courtyard  
Lot Description              Backs on to Park/Green Space, Close to Clubhouse, Front Yard, Low  
Maintenance Landscape, Creek/River/Stream/Pond, Few Trees  
Roof                            Asphalt Shingle  
Construction                Composite Siding  
Foundation                   Poured Concrete

**Additional Information**

Date Listed                   April 29th, 2025  
Days on Market              25  
Zoning                        R-2M  
HOA Fees                     518  
HOA Fees Freq.              ANN

**Listing Details**

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