



**220, 400 Auburn Meadows Common SE
Calgary, Alberta**

MLS # A2301504



\$319,900

Division:	Auburn Bay		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	695 sq.ft.	Age:	2021 (5 yrs old)
Beds:	2	Baths:	2
Garage:	Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 340
Basement:	-	LLD:	-
Exterior:	Composite Siding, Wood Frame	Zoning:	M-2 d210
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Closet Organizers, High Ceilings, Pantry, Quartz Counters, Recessed Lighting		

Inclusions: A/C Unit

MODERN CONDO LIVING at it’s best in the highly desirable LAKE COMMUNITY of Auburn Bay! DON’T MISS OUT on this stunning 2 bed/2 bath with loads of UPDATES, including AIR CONDITIONING, underground TITLED PARKING, and a storage locker. PRIME LOCATION only steps away from shopping, restaurants, groceries, and all your local amenities... including NO NEIGHBORS behind you! Highlights of this immaculate unit include a bright & open layout, a modern light color design theme, updates to flooring | lighting | gas line | kitchen & bathroom undermount sinks | AC unit, QUARTZ counters, PANTRY storage, and loads more! This larger unit layout offers more width and length for the living spaces, allowing a more spacious feel. The luxury level of finishing shines throughout, with stunning kitchen and bathroom designs. There are 2 large bedrooms each with access to a bathroom, and a large balcony for your summer retreat. The complex has multiple outdoor spaces with benches all around. The storage locker is conveniently located in front of the underground parking stall. Enjoy the lake amenities all year around and the local conveniences that are only steps away! Come see this one before it’s gone! *Note: some images have virtual staging enhancements*