



\$ 874,800.00

## 162 AUBURN SOUND VIEW SE CALGARY

<https://paulbrinton.com>

\*\*\*\*RECENT PRICE IMPROVEMENT with NEWLY PAINTED main floor! Amazing EXECUTIVE LAKE ACCESS home in one of the most desirable locations in Auburn Bay. With over \$150,000 worth of builder upgrades, this stunning 4-bedroom bungalow is in IMMACULATE CONDITION; with over 3100 sq. ft. of developed space and steps away from...

- 4 beds
- 3 baths
- Detached
- Residential
- Active

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## BASIC FACTS

**Style:** Bungalow

**MLS ® #:** A1092359

**Type:** Detached

**Bedrooms:** 4

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-11-05 16:02:10

**Bathrooms:** 3

**Bedrooms Above Grade:** 2

**Date added:** 08/15/21

**Lot size:** 5296 sq ft

**Year built:** 2007

**Parking:** Double Garage Attached

## PROPERTY FEATURES

**Garage YN:** Yes

**Fireplace:** 3

**Association Amenities:** None

**Community Features:**

Fishing,Lake,Park,Schools

Nearby,Playground,Shopping Nearby

**Fencing:** Fenced

**Cooling:** Central Air

**Interior Features:** Granite Counters,High Ceilings,Kitchen Island,No Animal Home,No Smoking Home,Walk-In Closet(s),Wet Bar

**Roof Type:** Asphalt Shingle

**Total Parking:** 4

**Flooring:** Carpet,Ceramic Tile,Hardwood

**Fireplace Features:** Gas

**Exterior Features:** None

**District:** CAL Zone SE

**Inclusions:** Pool Table, Water Softener, AC

**Lot Features:** Landscaped,Level

**Heating Type:** Forced Air

## PROPERTY INFORMATION



**Basement:** Finished, Full

**Laundry features:** Laundry Room

**Transaction Type:** For Sale

**Photo Count:** 44

**Construction Materials:** Composite Siding,Stone,Wood  
Frame

**Foundation:** Poured Concrete

**Appliances:** Bar

Fridge,Microwave,Range,Refrigerator,Washer/Dryer,Window  
Coverings

**Subdivision Name:** Auburn Bay

**Lot Size Acres:** 0.12

**Levels:** One

**Zoning:** R-1

**List Price Square Foot:** \$  
520.96

**Rooms Above Grade:** 6

**Suite:** No

**Frontage Metres:** 14.00M  
45`11"

**Living Area SF:** 1708.00

**Structure Type:** House

