

# \$364,900 - 165 Auburn Meadows Walk Se, Calgary

MLS® #A2265407

**\$364,900**

2 Bedroom, 1.00 Bathroom, 701 sqft

Residential on 0.00 Acres

Auburn Bay, Calgary, Alberta

Wanting to own your own property and no more paying rent or start your investment portfolio, look no further; this home needs nothing done other than to bring your personal belongings. This immaculate 2 bedroom townhome has been freshly painted throughout and new carpets in the bedrooms. The appeal begins with your oversized fenced patio area with gas bbq line then upon entering your new home you see the pride of ownership. The decent size living room with upgraded vinyl plank flooring flows effortlessly into the kitchen with a pantry and beautiful quartz counters , moving along to your main bath with ceramic tile flooring complete with stacking laundry, 2 ample bedrooms with the primary bedroom having a large walk-in closet, a utility closet and coat closet complete the space. Following down the stairs there is a useful storage area before proceeding into your insulated single tandem garage whether its for 2 vehicles or 1 vehicle while leaving plenty of room for storage or even a studio/work space or even a gym area, the choice is yours. Don't miss out on this opportunity to own your own piece of real estate.

Built in 2014

## Essential Information

MLS® #                      A2265407

Price                        \$364,900



|                |                   |
|----------------|-------------------|
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 701               |
| Acres          | 0.00              |
| Year Built     | 2014              |
| Type           | Residential       |
| Sub-Type       | Row/Townhouse     |
| Style          | Stacked Townhouse |
| Status         | Active            |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 165 Auburn Meadows Walk Se |
| Subdivision | Auburn Bay                 |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3M 2E7                    |

### Amenities

|                |                                                                            |
|----------------|----------------------------------------------------------------------------|
| Amenities      | Trash, Visitor Parking                                                     |
| Parking Spaces | 2                                                                          |
| Parking        | Double Garage Attached, Garage Door Opener, Insulated, See Remarks, Tandem |
| # of Garages   | 2                                                                          |

### Interior

|                   |                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Kitchen Island, No Smoking Home, Pantry, Quartz Counters                                          |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                                                       |
| Cooling           | None                                                                                                             |
| Has Basement      | Yes                                                                                                              |
| Basement          | Unfinished, Partial                                                                                              |

### Exterior

|                   |              |
|-------------------|--------------|
| Exterior Features | BBQ gas line |
| Lot Description   | Landscaped   |

|              |                 |
|--------------|-----------------|
| Roof         | Asphalt Shingle |
| Construction | Vinyl Siding    |
| Foundation   | Poured Concrete |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 17th, 2025 |
| Days on Market | 18                 |
| Zoning         | DC                 |
| HOA Fees       | 509                |
| HOA Fees Freq. | ANN                |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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