116 100 Auburn Meadows Manor SE

Calgary | Active | MLS® A2355121

$349,000









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2020**	**832.6 sq. ft.**

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Listed by RE/MAX House of Real Estate

A closer look

Situated in the highly sought-after lake community of Auburn Bay, this meticulously maintained 2bed, 2bath home combines sophisticated finishes, exceptional design, and everyday convenience. A fabulous floor plan, high ceilings, and a wonderful sense of space create a welcoming atmosphere, with pride of ownership evident throughout. The living areas flow seamlessly into the heart of the home, where a beautifully appointed kitchen features generous cabinetry, ample storage, stainless steel appliances, and a spacious island with seating. The open layout lends itself perfectly to entertaining friends and family or simply enjoying cozy evenings at home. The primary retreat offers a peaceful escape at the end of the day, complete with blackout blinds for restful nights, a walk-in closet with custom organizers, and a 4 piece ensuite with dual sinks. A second bedroom and full bathroom provide additional comfort and flexibility, while a stacked washer and dryer, parking, additional storage, and access to a dedicated bike room add everyday practicality. Further enhancing the home's appeal are the upgraded flooring and appliance selections chosen by the original owners, reflecting the attention to detail throughout. Ideally located just moments from Auburn Meadows shopping, with Co-op, local shops, dining, and everyday essentials close at hand, this home offers the perfect balance of comfort, convenience, and community!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2355121
Bedrooms	2
Bathrooms	2
Year Built	2020
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit
Total Living Area:	832.6 sq. ft.

Main Level Finished Area:	832.6 sq. ft.
Condo Fee:	$469.00
Condo Fee Includes:	Amenities of HOA/Condo, Common Area Maintenance, Gas, Heat, Insurance, Interior Maintenance, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Residential Manager, Sewer, Snow Removal, Trash, Water
HOA Fee Frequency:	Annually
Front Exposure:	West
Unit Exposure:	West
Floor Location:	Ground
Entry Level:	1
Stories Total:	4
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	6
Year built:	2020 (Age: 6)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	1
Plan:	2011239
Heating:	Baseboard, Natural Gas
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Cement Fiber Board, Wood Frame
Structure Type:	Low Rise (2-4 stories)

Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Ceramic Tile, Vinyl Plank
Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Parkade, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit, Laundry Room
HOA Fee:	$523.92
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	The Regatta at Auburn Bay
Community:	Auburn Bay
Amenities:	Bicycle Storage, Elevator(s), Secured Parking, Trash, Visitor Parking
Appliances:	Dishwasher, Electric Stove, Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Inclusions:	N/A
Restrictions:	Easement Registered On Title, Pets Allowed, Restrictive Covenant, Utility Right Of Way
Pets Allowed:	Restrictions, Yes
Main Floor	Living Room · 12' × 11' ·
Main Floor	Kitchen · 15'4" × 9' ·
Main Floor	Dining Room · 8'6" × 8' ·
Main Floor	Bedroom - Primary · 10'8" × 10'7" ·
Main Floor	Walk-In Closet · 7'2" × 3'11" ·

Main Floor	Bedroom · 10'8" × 10'1" ·
Main Floor	Foyer · 6'3" × 4'5" ·
Main Floor	Laundry · 3'5" × 3'1" ·
Main Floor	Storage · 5'5" × 4'8" ·
Main Floor	Balcony · 10'6" × 6'4" ·
Title to Land:	Fee Simple
Community Features:	Clubhouse, Fishing, Lake, Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Tennis Court(s), Walking/Bike Paths
Interior Features:	Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s)
Exterior Features:	Balcony, BBQ gas line
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone SE
Zoning:	M-2
Listed Date:	Oct 29, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/116-100-auburn-meadows-manor-se-calgary-a2355121/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

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