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#115, 8820 Blackfoot Trail SE  
 Calgary, AB  
 T2J 3J1



170 AUBURN BAY Heights SE, Calgary, AB, T3M 0A8, Canada

MLS®# C3371625



<b>Property Value</b>	\$389,900
<b>Type</b>	House
<b>Style</b>	2 Storey
<b>Basement</b>	Full
<b>Parking</b>	Double
<b>Year Built</b>	2006
<b>Taxes</b>	\$1926
<b>Living Area</b>	1,452 sq.ft.
<b>Lot Frontage</b>	32 ft
<b>Lot Depth</b>	112 ft
<b>Lot Size Area</b>	3,689 sq.ft.
<b>Bedrooms</b>	3
<b>Bathrooms</b>	2 full & 1 half
<b>Maintenance Fee</b>	\$425/yr.

**Description**

It is rare to find a home at this price with such distinguished finishing and upgrades. Situated on a corner lot on a quiet street, this 3 bedroom home has been extremely well cared for, and tastefully decorated. The main floor is BRIGHT and open, with a stone facing fireplace, and beautiful hardwood floors throughout. A living room offering lots of natural light is open to the kitchen that includes upgraded cabinetry, and great counter space with an eating bar. The rear of the home features a dining area, a 2-piece bathroom, and a door to the backyard that is highlighted by the massive double-detached garage. A master bedroom with 4-piece en-suite and a walk-in closet is located on the upper level...just down the hall from a 2nd bedroom, a 4-piece bathroom, and a loft area (easily converted to a 4th bedroom). The basement has been finished with a large family room, a 3rd bedroom, and a partially completed 4-piece bathroom. This home needs to be seen to be appreciated -no photo will do this home justice.



