

\$399,900 - 312, 20 Mahogany Mews Se, Calgary

MLS® #A2204090

\$399,900

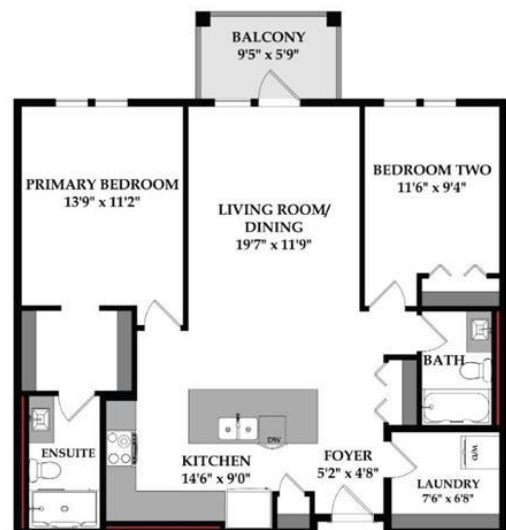
2 Bedroom, 2.00 Bathroom, 963 sqft
Residential on 0.00 Acres

Mahogany, Calgary, Alberta

Welcome to Sandgate of Mahogany Lake. Fabulous 2 bed + 2 Bath air-conditioned home with high 9' ceilings - Perfect for casual living and entertaining, this California split design plan was designed in the great room style, with the living room, dining area, and kitchen openly communicating. A showpiece kitchen features high-end modern white cabinets, granite countertops, a central island with an undermount stainless steel sink & a breakfast bar & upgraded stainless steel appliances. A spacious & bright living room includes large picture windows and quick access to the covered 9' x 6' balcony - It's BBQ time with a gas line. Views of the central tree-lined linear courtyard - listen to the birds. 2 baths & 2 large bedrooms are privately located on each side of the living area and include closets. The primary bedroom is a private 3-piece ensuite with a large shower and walk-through closet. Terrific amenity center - Live healthy with Sandgate's 1,300 sf. Onsite fitness center. With a range of cardio & strength training equipment. Bonus: Luxury wide plank laminate flooring, extra storage, titled indoor parking & more! Quick Possession date is available.



#312, 20 MAHOGANY MEWS SE
RECA MEASUREMENT STANDARD - CALGARY, AB
MAIN LEVEL (AG) - 963.09 Sq.Ft. / 89.47 m²
TOTAL ABOVE GRADE RMS SIZE - 963.09 Sq.Ft. / 89.47 m²



Built in 2016

Essential Information

MLS® # A2204090
Price \$399,900

Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	963
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	312, 20 Mahogany Mews Se
Subdivision	Mahogany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 2W8

Amenities

Amenities	Fitness Center, Guest Suite, Parking, Recreation Room, Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Titled, Underground

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard, Natural Gas
Cooling	Wall Unit(s)
# of Stories	4

Exterior

Exterior Features	Balcony, Courtyard, Lighting
Roof	Asphalt Shingle
Construction	Metal Siding, Stone, Stucco, Wood Frame

Additional Information

Date Listed March 20th, 2025
Days on Market 5
Zoning M-H2
HOA Fees 428
HOA Fees Freq. ANN

Listing Details

Listing Office Jayman Realty Inc.



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