1911 Mahogany Boulevard SE

Calgary | Active | MLS® A2348564

$814,900









Bedrooms	Bathrooms	Year Built	Living area
3	**3**	**2022**	**1,234.25 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Royal LePage Solutions

A closer look

Welcome to The Streams of Lake Mahogany, an exceptional enclave of luxury villa living. This beautifully designed home offers style, functionality, and low-maintenance living in one of Calgary's premier lake communities. The open-concept main floor features 9' ceilings, a chef-inspired kitchen with quartz countertops, stainless steel appliances and large island, living room with gas fireplace, and an elegant primary retreat with spa-inspired ensuite and walk-in closet. Enjoy outdoor living with 2 private patios, including one covered patio, perfect for relaxing or entertaining. Laundry hookups are conveniently located on both levels. The fully finished lower level offers a spacious recreation room, 2 additional bedrooms, and a 4-piece bath. Energy-efficient features include 6 solar panels, triple-pane windows, tankless hot water, dual-zone furnace, air purification and enhanced filtration. Enjoy The Streams' exclusive gathering area with BBQ space and 2 fire-pit lounges overlooking the lake. Walk to Mahogany Lake, beaches, parks, pathways, shopping, restaurants and everyday amenities, with easy access to Stoney Trail and Deerfoot Trail. Call your Realtor and book a showing today!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2348564
Bedrooms	3
Bathrooms	3
Year Built	2022
Property Type:	Residential
Property Sub Type:	Semi Detached (Half Duplex)
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Attached-Side by Side, Bungalow-Villa
Total Living Area:	1,234.25 sq. ft.
Main Level Finished Area:	1,234.25 sq. ft.

Below Grade Finished Area:	1,115.85 sq. ft.
Condo Fee:	$517.39
Condo Fee Includes:	Amenities of HOA/Condo, Common Area Maintenance, Insurance, Professional Management, Reserve Fund Contributions, Snow Removal
HOA Fee Frequency:	Annually
Front Exposure:	West
Unit Exposure:	West
Floor Location:	Ground
Entry Level:	1
Levels:	One
End Unit:	1 Common Wall
Total Rooms Above Grade:	4
Year built:	2022 (Age: 4)
Bedrooms:	3 (Above Grd: 1)
Bedrooms Above Grade:	1
Bedrooms On Main:	1
Bedrooms Below Grade:	2
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	2211383
Heating:	Forced Air
Basement:	Full, Finished, Other
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Cement Fiber Board, Stone, Wood Frame
Structure Type:	Duplex

Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Vinyl Plank
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Gas, Living Room
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	In Basement, Main Level, See Remarks
HOA Fee:	$466.22
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	The Streams
Community:	Mahogany
Amenities:	Visitor Parking
Appliances:	Central Air Conditioner, Dishwasher, Dryer, Electric Oven, Garage Control(s), Microwave, Range Hood, Refrigerator, Tankless Water Heater, Washer, Window Coverings
Inclusions:	Solar Panels
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Yes
Main Floor	Bedroom - Primary · 14' × 12'9" ·
Main Floor	Kitchen · 20' × 8'11" ·
Main Floor	Living Room · 13'10" × 13'4" ·

Main Floor	Dining Room · 15'3" × 9'5" ·
Lower Level	Bedroom · 12'11" × 10'5" ·
Lower Level	Bedroom · 12'5" × 12'1" ·
Lower Level	Laundry · 9'1" × 8'5" ·
Lower Level	Family Room · 17'9" × 14'11" ·
Lower Level	Furnace/Utility Room · 13'1" × 12' ·
Title to Land:	Fee Simple
Community Features:	Clubhouse, Lake
Interior Features:	See Remarks
Exterior Features:	BBQ gas line
Patio And Porch Features:	Enclosed, See Remarks
Lot Features:	Low Maintenance Landscape
Num. of Parcels:	0
Fencing:	None
Region:	Calgary
Zone:	CAL Zone SE
Zoning:	DC
Listed Date:	Sep 28, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1911-mahogany-boulevard-se-calgary-a2348564/

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