211 1251 Mahogany Boulevard SE

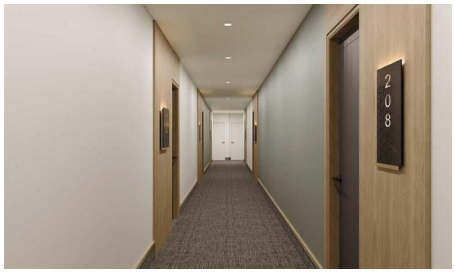
Calgary | Active | MLS® A2328409

$519,000









Bedrooms	Bathrooms	Living area
3	**2**	**1,170 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Century 21 Masters

A closer look

Experience spacious and sophisticated living in Unit 211, The Outrider floorplan, located at The Pioneers, Mahogany Districts thoughtfully designed 55+ condominium community. This exceptional second-floor southeast corner residence offers 1,245 sq. ft. of beautifully designed living space, featuring 3 bedrooms, 2 bathrooms, with a balcony that provides the perfect place to enjoy your morning coffee or unwind at the end of the day.

Inspired by the expansive landscapes of the Canadian prairies, the interior design blends farmhouse charm with modern sophistication. Luxury vinyl plank flooring, plush carpeting in the bedrooms, and 9-foot ceilings create a bright and inviting atmosphere, while carefully curated finishes add timeless appeal throughout.

Designed with both everyday comfort and entertaining in mind, the open-concept kitchen and living area serve as the heart of the home. The spacious kitchen features quartz countertops, stainless-steel appliances, and a large island that offers ample workspace, storage, and seating for family and guests alike.

The primary suite is a true retreat, comfortably accommodating a king-size bed and featuring a generous walk-in closet. The spa-inspired ensuite boasts dual vanities, a separate glass-enclosed shower, and a luxurious soaker tub, creating the perfect space to relax and recharge. Two additional bedrooms provide flexibility for guests, hobbies, a home office, or additional living space. A well-appointed second bathroom features a tub/shower combination with elegant tile surround.

Additional conveniences include in-suite laundry, ample storage, a secure heated underground parking stall, and a thoughtfully designed floorplan that maximizes both space and functionality.

Residents of The Pioneers enjoy the vibrancy and convenience of Mahogany District’s amenity-rich shops, services, dining, and entertainment, combined with a low-maintenance lifestyle in Calgary’s award-winning lake community of Mahogany. With year-round access to the lake, beaches, pathways, parks, shopping, dining, and an extensive range of recreational amenities, residents can experience the best of connected community living.

Priced at $519,500 including GST, this exceptional corner-unit home offers the rare combination of three bedrooms, generous living space, and sophisticated design, making it an outstanding opportunity to enjoy an active 55+ lifestyle in one of Calgary's most sought-after communities.

Be one of our first purchasers in Mahogany District and take advantage of our introductory pricing!

Property details

Status	Active
Prop. Type	Residential

MLS® Num	A2328409
Bedrooms	3
Bathrooms	2
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:	1,170 sq. ft.
Condo Fee:	$786.00
Condo Fee Includes:	Gas, Internet, Maintenance Grounds, See Remarks, Water
HOA Fee Frequency:	Monthly
Front Exposure:	West
Unit Exposure:	Southeast
Floor Location:	Other
Entry Level:	2
Stories Total:	5
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	3

Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	1
Plan:	2510331
Heating:	Baseboard, Radiant
Builder:	Section 23
New Constr.:	Yes
Construction Material:	Brick, Cement Fiber Board, Stone, Wood Frame
Structure Type:	High Rise (5+ stories)
Roof:	Flat, Membrane
Ensuite:	Yes
Flooring:	Carpet, Vinyl
Cooling:	Other
Fireplaces:	0
Garage:	No
Parking:	Heated Garage, Secured, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
HOA Fee:	$50.00
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	Z-name Not Listed
Community:	Mahogany
Amenities:	Bicycle Storage, Secured Parking

Appliances:	Dishwasher, Electric Range, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked
Inclusions:	N/A
Restrictions:	Age Restriction - 55+, Pets Allowed
Pets Allowed:	Yes
Main Floor	Bedroom - Primary · 14'11" × 11'11" ·
Main Floor	Living Room · 13'3" × 12'4" ·
Main Floor	Kitchen With Eating Area · 17'5" × 12'5" ·
Main Floor	Bedroom · 9'6" × 9'2" ·
Main Floor	Bedroom · 9'2" × 8'6" ·
Title to Land:	Fee Simple
Community Features:	Lake, Park, Playground, Schools Nearby, Shopping Nearby, Walking/Bike Paths
Interior Features:	See Remarks
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone SE
Zoning:	MU-1
Listed Date:	Jul 30, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/211-1251-mahogany-boulevard-se-calgary-a2328409/

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

Data was last updated November 23, 2026 at 10:05 AM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.

Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.