215 1251 Mahogany Boulevard SE

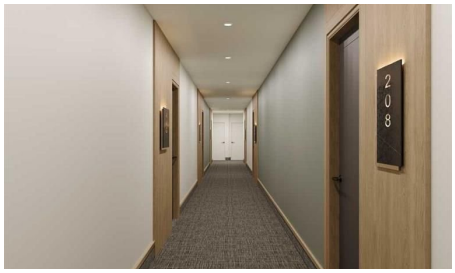
Calgary | Active | MLS® A2328368

$409,500









Bedrooms	Bathrooms	Living area
2	**2**	**825 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Century 21 Masters

A closer look

Welcome to Unit 215, the Forester floorplan at The Pioneers, Mahogany Districts thoughtfully designed 55+ condominium community. This beautifully appointed second-floor residence offers 919 sq. ft. of thoughtfully planned living space, featuring 2bedrooms, 2 bathrooms, east-facing overlooking the quiet residential neighbourhood of Mahogany.

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 warm and welcoming atmosphere, while carefully curated finishes add timeless appeal throughout.

At the heart of the home is a spacious kitchen designed for both everyday living and entertaining, featuring quartz countertops, stainless-steel appliances, and an oversized island that provides ample workspace and seating.

The primary retreat is generously sized to accommodate a king-size bed and features a walk-through closet with built-in organizers, leading to a beautifully appointed ensuite with dual vanities and a spacious shower complete with a built-in bench and full tile surround. The second bedroom comfortably fits a queen-size bed and offers a walk-in closet with built-in storage solutions.

A well-appointed second bathroom includes a tub/shower combination with an elegant tile surround, offering both durability and refined style. Additional conveniences include a welcoming entry closet, in-suite laundry, a secure heated underground parking stall, and an intelligently designed floorplan that maximizes both comfort 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 $409,500 including GST, this exceptional home offers the perfect combination of style, comfort, and low-maintenance living 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	A2328368
Bedrooms	2

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:	825 sq. ft.
Condo Fee:	$580.00
Condo Fee Includes:	Gas, Internet, Maintenance Grounds, See Remarks, Water
HOA Fee Frequency:	Monthly
Acreage:	No
Front Exposure:	West
Unit Exposure:	East
Floor Location:	Other
Entry Level:	2
Stories Total:	5
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	4
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:	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:	Yes
Main Floor	Bedroom - Primary · 12'7" × 9'3" ·
Main Floor	Bedroom · 9'9" × 9'2" ·
Main Floor	Kitchen With Eating Area · 12'7" × 10'8" ·
Main Floor	Living Room · 16'6" × 10'4" ·
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/215-1251-mahogany-boulevard-se-calgary-a2328368/

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

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