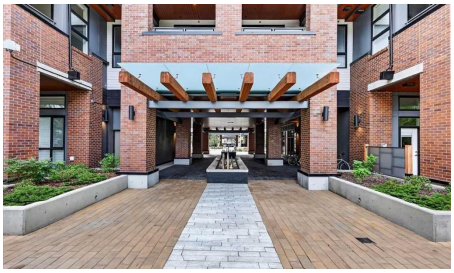
412 122 Mahogany Centre SE

Calgary | Active | MLS® A2347642

$475,000









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2018**	**776.98 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by RE/MAX House of Real Estate

A closer look

Overlooking the West end of Mahogany Lake and the Courtyard, a fourth-floor, two-bedroom, two-bath residence at Westman Village, professionally repainted throughout, with nine-foot ceilings, central air, an oversized private balcony with a gas line overlooking the courtyard and the west end of Mahogany Lake, titled underground parking beside the elevator, a storage locker, and access to one of the most complete amenity buildings in Calgary.

Nine-foot ceilings and windows scaled to match them mean this space is bright at eight in the morning and still bright at seven in the evening - an open plan that feels generous rather than merely open. Freshly painted throughout, so there is nothing to do but move in.

The kitchen is built for people who use one. A granite Peninsula and room for dining, stainless appliances, soft-close drawers and cupboards throughout.

Then the balcony, which is the real argument for this unit. Oversized, private, gas line already run, and looking out over the courtyard to the western edge of Mahogany Lake. It's where the summer happens.

The primary suite gives you a walk-in closet and an ensuite with an oversized shower. The second bedroom is genuinely a second bedroom - full-size, with its own access to that balcony. A four-piece bath and a dedicated laundry room round it out.

Then there is everything Westman Village gives you access to.

Indoor pool with a water slide. Hot tub, steam room, fitness centre. A pickleball court. A movie theatre, an industrial kitchen, billiards and darts, an art room, a woodworking shop, and a private wine room for tastings. The heated parkade has a car wash, a dog wash, and EV charging.

At ground level: everyday services, shops, and Chairman's Steakhouse, Chopped Leaf, Diner Deluxe and Analog Coffee - a ninety-second walk from your door.

Deerfoot and Stoney are minutes away.

This is the kind of address where you stop driving across the city for the things you enjoy, because they're already here - and there's a lake at the end of the walk.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2347642
Bedrooms	2

Bathrooms	2
Year Built	2018
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:	776.98 sq. ft.
Main Level Finished Area:	776.98 sq. ft.
Condo Fee:	$706.42
Condo Fee Includes:	Amenities of HOA/Condo, Caretaker, Common Area Maintenance, Gas, Heat, Insurance, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, Security, Sewer, Snow Removal, Trash, Water
HOA Fee Frequency:	Annually
Front Exposure:	North
Unit Exposure:	North
Floor Location:	Other
Entry Level:	4
Stories Total:	6
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	6
Year built:	2018 (Age: 8)
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:	1811825
Heating:	Forced Air
New Constr.:	No
Construction Material:	Brick, Composite Siding, Stone, Wood Frame
Structure Type:	High Rise (5+ stories)
Ensuite:	Yes
Flooring:	Tile, Vinyl Plank
Cooling:	Central Air
Fireplaces:	0
Garage:	No
Parking:	Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
HOA Fee:	$427.52
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	Calligraphy - Westman Village
Community:	Mahogany

Amenities:	Beach Access, Car Wash, Clubhouse, Dog Park, Elevator(s), Fitness Center, Game Court Interior, Gazebo, Indoor Pool, Other, Parking, Party Room, Playground, Pool, Racquet Courts, Recreation Facilities, Recreation Room, Secured Parking, Spa/Hot Tub, Storage, Trash, Visitor Parking, Workshop
Appliances:	Central Air Conditioner, Dishwasher, Electric Oven, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer/Dryer Stacked, Window Coverings
Inclusions:	Electric Fireplace
Restrictions:	Easement Registered On Title, Restrictive Covenant, Utility Right Of Way
Pets Allowed:	Restrictions, Yes
Main Floor	Living/Dining Room Combination · 15' × 11' ·
Main Floor	Kitchen · 10'9" × 7'8" ·
Main Floor	Bedroom - Primary · 10'11" × 10'2" ·
Main Floor	Other · 5'6" × 5'1" ·
Main Floor	Bedroom · 11' × 9'4" ·
Main Floor	Foyer · 6'3" × 3'11" ·
Main Floor	Laundry · 5'9" × 5'7" ·
Main Floor	Balcony · 19'4" × 7'2" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Breakfast Bar, Closet Organizers, High Ceilings, Open Floorplan, Pantry, Walk-In Closet(s)
Exterior Features:	Balcony, BBQ gas line, Courtyard, Covered Courtyard, Fire Pit, Lighting, Playground
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone SE
Zoning:	DC
Listed Date:	Sep 25, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/412-122-mahogany-centre-se-calgary-a2347642/

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

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