$589,900 - 1001 Mahogany Boulevard Se, Calgary

MLS® #A2207956

$589,900

2 Bedroom, 4.00 Bathroom, 1,163 sqft
Residential on 0.08 Acres

Mahogany, Calgary, Alberta

STOP SCROLLING—this Mahogany beauty is the one you've been waiting for. Set on a sun-soaked corner lot with one of the largest backyards in the area, this jaw-dropping, semi-detached showpiece is packed with designer-level finishings, magazine-worthy style, and major lifestyle appeal. From the moment you pull up, it's clear—this is not your average duplex. Think: modern, elevated, and effortless. Inside, it's flooded with natural light, dressed in on-trend finishes, and laid out perfectly for entertaining, relaxing, and everyday living. The kitchen is sleek and stylish, featuring quartz counters, stainless appliances (including gas stove), and a generous island with extra storage. The dining area features a massive window making this space feel bright and airy - it's perfect for hosting intimate dinner parties or weekend brunch with friends. The two large bedrooms upstairs each come with their own private ensuite, offering the feel of a luxury hotel suite—perfect for roommates, guests, or a growing family. You'll love the convenience of 3.5 bathrooms, including a beautifully finished full bathroom in the basement. Speaking of the basement—this space is an absolute bonus. Fully finished, with a massive rec room that can easily be transformed into a third bedroom, home office, gym, or media room—it's the kind of flexible space today's buyers are craving. Outside, the east-facing backyard steals the show. A two-tiered deck offers endless options

for morning coffees, sunny afternoons, and evening get-togethers under the stars. Bonusâ€"this home comes with central air conditioning and the backyard shed stays for added storage. All of this in Mahogany, one of Calgaryâ€™s most sought-after lake communities, with private beach access, shopping, schools, restaurants, and endless walking trails just outside your door. This isnâ€™t just a homeâ€"itâ€™s a lifestyle upgrade. And it wonâ€™t last long. Book your showing before itâ€™s gone!

Built in 2019

Essential Information

MLS® #	A2207956
Price	$589,900
Bedrooms	2
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,163
Acres	0.08
Year Built	2019
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	1001 Mahogany Boulevard Se
Subdivision	Mahogany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3E4

Amenities

Amenities	Beach Access, Clubhouse, Park, Party Room, Picnic Area, Playground,

Recreation Facilities, Boating

Parking Spaces	2
Parking	Parking Pad, Alley Access

Interior

Interior Features	Closet Organizers, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Gas Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Private Yard
Lot Description	Back Lane, Back Yard, Corner Lot, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Composite Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 4th, 2025
Days on Market	34
Zoning	R-2M
HOA Fees	581
HOA Fees Freq.	ANN

Listing Details

Listing Office	Royal LePage Benchmark