1203, 11 Mahogany Row SE
Calgary, Alberta

MLS # A2286592

$319,900

Division:	Mahogany
Type:	Residential/Low Rise (2-4 stories)
Style:	Apartment-Single Level Unit
Size:	834 sq.ft.
Age:	2015 (11 yrs old)
Beds:	2
Baths:	2
Garage:	Heated Garage, Parkade, Paved, Secured, Underground
Lot Size:	-
Lot Feat:	-

Heating:	Baseboard	**Water:**	-
Floors:	Carpet, Cork, Tile	**Sewer:**	-
Roof:	-	**Condo Fee:**	$ 503
Basement:	-	**LLD:**	-
Exterior:	Brick, Cement Fiber Board, Wood Frame	**Zoning:**	M-X1
Foundation:	-	**Utilities:**	-
Features:	Breakfast Bar, Open Floorplan, Quartz Counters, Walk-In Closet(s)		

Inclusions:	None

Welcome to this spacious, two-bedroom, two full bathroom condo in Calgary’s premier lake community of Mahogany. This second-floor unit offers a bright, open-concept layout with a modern kitchen featuring quartz countertops, stainless steel appliances, and ample cabinetry. The spacious living and dining areas lead to a private balcony, perfect for relaxing or entertaining. The primary bedroom includes a walk-through closet and a private four-piece ensuite bathroom. The second bedroom and full bathroom are positioned on the opposite side of the unit, ideal for guests, roommates, or a home office. Additional features include in-suite laundry, titled underground parking, and convenient storage located outside the unit. Enjoy year-round lake access to Mahogany Lake with swimming, paddleboarding, skating, and beach amenities. Close to shopping and dining at Mahogany Village Market, schools, parks, pathways, the South Health Campus, and major routes for easy commuting. An excellent opportunity to own in one of Calgary’s most desirable lake communities.