

\$365,000 - 102, 402 Marquis Se, Calgary

MLS® #A2109375

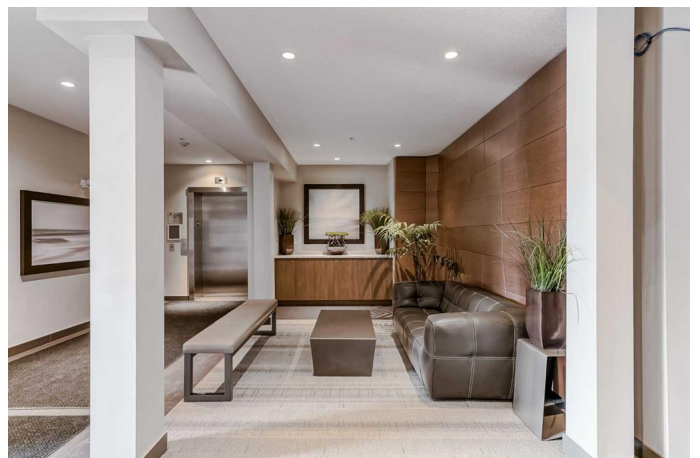
\$365,000

2 Bedroom, 2.00 Bathroom, 925 sqft

Residential on 0.00 Acres

Mahogany, Calgary, Alberta

Welcome to the highly coveted LAKE community of Mahogany, where luxury living harmonizes with exceptional amenities. Discover the allure of this 2-bedroom, 2-bathroom CORNER unit, featuring over 900 sq/ft of living space. This residence exemplifies expert design, seamlessly blending character, style, and comfort from the interiors to the lush surroundings. Step into a space illuminated by abundant natural light, pouring through expansive oversized windows. The 9' ceilings and chic vinyl plank floors perfectly enhance the modern aesthetic. The kitchen is a culinary haven with stainless steel appliances, quartz counters, ceiling-reaching cabinets, a stylish backsplash, and a spacious island. The living and dining areas effortlessly flow together, creating an ideal space for entertaining. Adjacent to the living room, a patio door leads to your personal oasis, complete with a gas hookup and a spacious patio for outdoor furniture. Envision summer evenings with the WEST FACING exposure, basking in the sun. The primary bedroom, generously sized and thoughtfully designed, features a walk-in closet and a luxurious 3-piece ensuite with quartz countertops and a roomy shower. A cleverly separated second bedroom adds versatility, perfect for guests, children, or as a dedicated home office. Additional perks include in-suite laundry, a second 4-piece bath, and your personal AIR CONDITIONING unit for warm summer days. Experience the convenience of



UNDERGROUND HEATED PARKING, an extra storage locker, and access to a fully equipped fitness studio on the main floor. Mahogany's offerings are unmatched, with serene wetlands, inviting walking paths, and a central park right at your doorstep. Don't miss the chance to embrace this remarkable lifestyle.

Built in 2014

Essential Information

MLS® #	A2109375
Price	\$365,000
Sold Price	\$368,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	925
Acres	0.00
Year Built	2014
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	102, 402 Marquis Se
Subdivision	Mahogany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 2G7

Amenities

Amenities	Fitness Center, Secured Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Underground

Interior

Interior Features	Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	Wall/Window Unit(s)
# of Stories	4
Basement	None

Exterior

Exterior Features	BBQ gas line
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	February 22nd, 2024
Date Sold	February 29th, 2024
Days on Market	7
Zoning	DC
HOA Fees	427.52
HOA Fees Freq.	ANN

Listing Details

Listing Office	eXp Realty
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