

\$825,000 - 52 Mahogany Rise Se, Calgary

MLS® #A2140438

\$825,000

5 Bedroom, 4.00 Bathroom, 2,395 sqft

Residential on 0.09 Acres

Mahogany, Calgary, Alberta

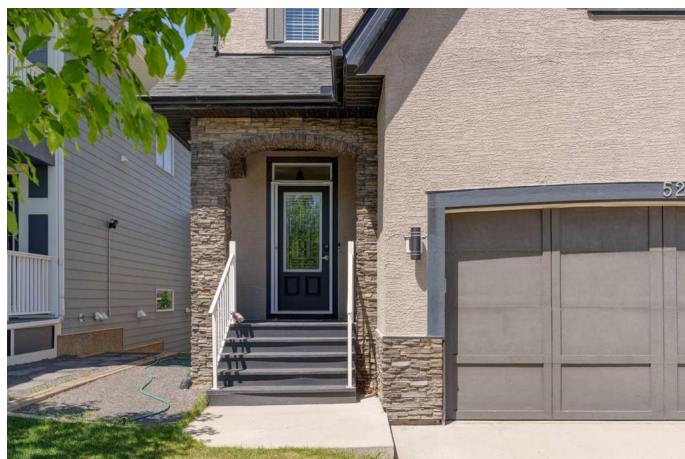
2-STOREY | 5 BEDROOM | 3 1/2

BATHROOMS | 3,200 SQFT OF LIVING

SPACE | DOUBLE ATTACHED GARAGE |

WALKOUT BASEMENT | Welcome to this well

kept large family home in the gorgeous lake community of Mahogany. As you enter the home you are welcomed into a large foyer with high ceilings leading to the main living area and upstairs bedrooms. The open concept main living area features a spacious living room with stone gas fireplace and u-shaped kitchen with granite counters, breakfast bar, and an abundance of cupboard space. Just off the kitchen, the attached dining room opens up onto the back deck to the convenience of the bbq. The main floor also includes a shared 2-piece bathroom and laundry room. Upstairs, you'll find a large master retreat with walk-in closet and 5-piece ensuite bathroom, perfect for relaxing after a long day. Three additional bedrooms and a 4-piece bathroom complete the second floor. One bedroom was converted from the original bonus room by the builder and can easily be converted back to a bonus room if desired. This home also includes a walkout basement fully equipped with large recreation room, wet bar with refrigerator, microwave and large counter area, 5th bedroom and 4-piece bathroom. Enjoy walking out to your back patio and fully fenced backyard. This home is perfect for a large or multi-generational family and is complete with 2 air conditioning units, humidifier, water softener and double attached



garage. Experience the family friendly community and lifestyle that Mahogany has to offer, with lake access and close proximity to parks, playgrounds, shopping, and schools. Book your showing today!

Built in 2010

Essential Information

MLS® #	A2140438
Price	\$825,000
Sold Price	\$812,500
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,395
Acres	0.09
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	52 Mahogany Rise Se
Subdivision	Mahogany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0X3

Amenities

Amenities	Beach Access, Picnic Area, Playground, Recreation Facilities
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Breakfast Bar, Central Vacuum, Closet Organizers, Double Vanity,
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	Granite Counters, High Ceilings, Open Floorplan, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	None
Lot Description	Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 14th, 2024
Date Sold	June 28th, 2024
Days on Market	14
Zoning	R-1N
HOA Fees	560.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX First
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