

\$750,000 - 311 Mahogany Court Se, Calgary

MLS® #A2153730

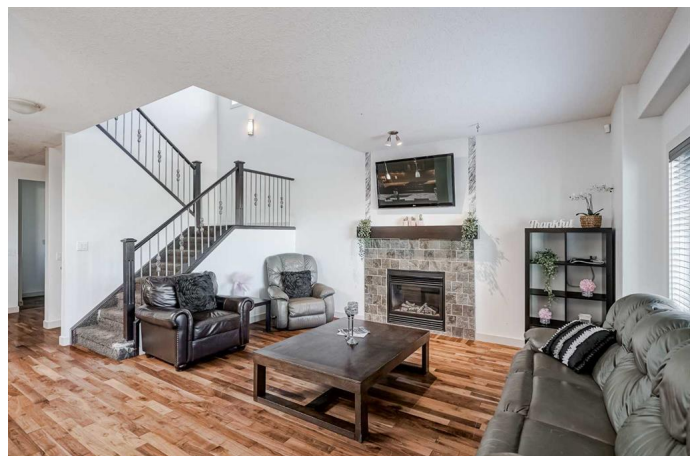
\$750,000

3 Bedroom, 3.00 Bathroom, 2,563 sqft

Residential on 0.21 Acres

Mahogany, Calgary, Alberta

Step into this extraordinary opportunity to own a piece of Mahogany's finest real estate! Nestled on a sprawling 852 square meter (9,170 square feet) lot, this home is a rare find—VERY few properties in Mahogany under \$1M have boasted more than 800 square meters. Built in 2009 with numerous upgrades, this 2,563-square-foot home offers endless potential for the discerning buyer to restore it to its former grandeur. The main floor features a gourmet kitchen with high-quality finishes, including a breakfast bar, shaker cabinets, a pantry, and ample storage. The kitchen seamlessly flows into the spacious living areas, with an inviting dining nook and a cozy living room complete with a fireplace, perfect for entertaining and relaxation. A sizable den, a welcoming entrance area, and a convenient two-piece powder room complete the main floor. Upstairs, you'll find three generous bedrooms, including a grand primary suite that promises comfort and luxury. The lavish ensuite bathroom features a dual vanity and extensive tiling, offering a spa-like experience, while the walk-in closet is equipped with custom built-ins for optimal organization. A versatile bonus room and a large laundry area with plenty of countertop space add to the home's functionality. The unfinished basement serves as a blank canvas ready for your creative vision, while the expansive backyard is a dreamy outdoor space with limitless possibilities to become the crown jewel of the neighbourhood. This is not



just a home; it's an opportunity to create something truly special. Don't miss out on this exceptional chance to own a property with unparalleled potential in one of Mahogany's most coveted locations. Come and envision the lifestyle that awaits you!

Built in 2009

Essential Information

MLS® #	A2153730
Price	\$750,000
Sold Price	\$801,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,563
Acres	0.21
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	311 Mahogany Court Se
Subdivision	Mahogany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0T5

Amenities

Amenities	Beach Access
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Breakfast Bar, Built-in Features, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Pantry, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Gas Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Backs on to Park/Green Space, Pie Shaped Lot, Private, Views
Roof	Asphalt Shingle
Construction	Composite Siding, Concrete, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 1st, 2024
Date Sold	August 16th, 2024
Days on Market	15
Zoning	R-1N
HOA Fees	570.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	eXp Realty
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