



320 Magnolia Crescent Calgary Alberta

\$799,900

Welcome to The Luna by Hopewell Residential, a beautifully designed home in the award-winning lake community of Mahogany. This stunning property offers an exceptional blend of modern elegance and thoughtful functionality, perfect for today's homeowners. With a south-facing backyard, natural light floods the living spaces, creating a warm and inviting atmosphere throughout. The 2' garage width extension provides added convenience for extra storage or larger vehicles, while the main floor bedroom and full bathroom make this home ideal for multi-generational living, guests, or a private office space. At the heart of the home, the upgraded kitchen is a chef's dream, boasting a chic two-tone cabinetry design, quartz countertops, and an enhanced layout featuring a chimney hood fan, built-in microwave, and an extra set of drawers for additional storage. The open-concept layout seamlessly connects the kitchen, dining, and living areas, creating a perfect space for entertaining. Sunlight pours into the Lifestyle Room through additional side windows, while pot lights provide a bright and inviting ambiance. The spindle railing on the main and upper level enhances the home's airy and open feel, while an exterior gas line ensures future BBQs are effortless. Upstairs, the spacious entertainment room is perfect for movie nights, game days, or a play area. The primary suite is a true retreat, offering a large walk-in closet and a spa-inspired ensuite, perfect for unwinding at the end of the day. Two additional well-sized bedrooms provide ample space for family members or a home office, while the secondary bathroom ensures convenience and privacy for everyone. Adding even more value, the **separate entrance and 9' foundation height offer endless possibilities for a future basement suite (A secondary suite would be subject to approval and permitting by the city/municipality). Whethe...

Living room/Dining room 14.50 Ft x 22.92 Ft

Kitchen 11.83 Ft x 10.25 Ft

Bedroom 9.25 Ft x 9.17 Ft

4pc Bathroom 7.67 Ft x 5.00 Ft

Bonus Room 17.75 Ft x 11.75 Ft

Primary Bedroom 15.83 Ft x 11.33 Ft

5pc Bathroom 11.00 Ft x 9.83 Ft

Bedroom 11.33 Ft x 11.25 Ft

Bedroom 11.33 Ft x 11.25 Ft

5pc Bathroom 8.00 Ft x 7.67 Ft

Laundry room 5.67 Ft x 7.67 Ft

Listing Presented By:



Originally Listed by:
Real Broker

<http://www.onehouse.ca/>

RE/MAX

**RE/MAX REAL ESTATE
(CENTRAL)**

773 Glenmore rd , Calgary, British
Columbia, V1V 3B9

Phone: (403) 850-6722
ctimos@telus.net