



## 11 Mahogany Row Calgary Alberta

\$284,900

OPEN HOUSE Saturday, September 13 from noon to 2:00 pm. Price Improvement - Exceptional Value!

Experience lakeside living at its finest in this beautiful top-floor 2-bedroom, 1-bathroom condo in the vibrant and highly sought-after community of Mahogany. This bright and well-maintained home features breathtaking city and lake views, luxury engineered hardwood flooring, quartz countertops, a modern kitchen with a peninsula island, and a full stainless steel appliance package. Enjoy the peace and quiet of top-floor living, plus value-added features like secure underground parking, in-suite laundry, a gas line BBQ hookup, and a pet-friendly building (with board approval). Ideally located just steps from Mahogany West Beach, Mahogany Plaza, and the dining and entertainment at Westman Village, including Alvin's Jazz Club and Chairman's Steakhouse. The award-winning lake amenities offer residents year-round access to swimming, skating, tennis courts, splash park, fishing, fitness areas, and more. With quick access to 52nd Street, Stoney Trail, Deerfoot Trail, and close proximity to schools, shopping, and the South Health Campus, this is an exceptional opportunity for first-time buyers, downsizers, or investors alike. Don't miss your chance - call today to book a private viewing! (id:6769)

Kitchen 11.25 Ft x 8.50 Ft

Dining room 11.25 Ft x 5.58 Ft

Living room 11.25 Ft x 11.08 Ft

Primary Bedroom 11.08 Ft x 10.08 Ft

4pc Bathroom 8.33 Ft x 4.92 Ft

Bedroom 9.50 Ft x 9.92 Ft

Listing Presented By:



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**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
[cm.mackenzie@shaw.ca](mailto:cm.mackenzie@shaw.ca)