



128 Marquis Lane Calgary Alberta

\$469,900

Welcome to this charming 2-bedroom plus den townhouse nestled in the picturesque lake community of Mahogany. A great option for investors, first time buyers or those looking to downsize. As you step inside, you'll immediately notice the modern and elegant design that flows throughout the home. The open concept living area seamlessly connects the living room, dining area, and kitchen, creating a spacious and inviting atmosphere. The kitchen is a chef's dream, featuring sleek granite countertops with extended island with room for seating, stainless steel appliances, and ample cabinet space for all your culinary needs. Whether you're preparing a quick meal or hosting a dinner party, this kitchen provides the perfect backdrop. A sunny deck, with a gas line is located off the kitchen. A two-piece bath completes this level. Upstairs, boasts two spacious primary bedrooms, each with its own ensuite bathroom and newer carpet. These dual primary bedrooms offer the ultimate in privacy and convenience, making it ideal for families, roommates, or guests. A versatile den adds to the home's appeal, providing a flexible space that can be used as a home office, reading nook, or an additional guest space. Comfort is paramount with the inclusion of air conditioning, ensuring you stay cool during the warm summer months. This well maintained and managed complex is equipped with James Hardie siding. The tandem garage offers plenty of space for two vehicles or additional storage, providing practical and convenient solutions for your parking and storage needs. There is also access to the back lawn from the garage. Located in the highly sought-after community of Mahogany, this townhouse offers access to the four-season lake facility. The vibrant community center hosts a variety of events and activities, fostering a strong sense of community. Experience the best of lake community living i...

2pc Bathroom 5.67 Ft x 5.17 Ft
 Dining room 9.00 Ft x 8.92 Ft
 Kitchen 11.83 Ft x 16.58 Ft
 Living room 15.17 Ft x 9.83 Ft
 4pc Bathroom 7.92 Ft x 5.00 Ft

4pc Bathroom 7.92 Ft x 4.92 Ft
 Primary Bedroom 11.17 Ft x 9.75 Ft
 Primary Bedroom 11.17 Ft x 9.67 Ft
 Office 8.25 Ft x 7.08 Ft
 Furnace 3.17 Ft x 14.50 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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