



401 Mahogany Court Calgary Alberta

\$850,000

Welcome to this exceptional family residence in the sought-after lake community of Mahogany, perfectly positioned on a quiet street backing onto open green space with no rear neighbours. Offering just under 3,200 sq. ft. of fully developed living space, this beautifully appointed 6-bedroom, 3.5 bathroom home delivers the ideal balance of functionality, comfort, and refined design. Enjoy a prime location just minutes from 52 Street and Stoney Trail, and within a short walk to West Beach, Mahogany's main shopping district, and the amenities, dining, and boutiques of Westman Village. The main level welcomes you with a spacious foyer and a bright front office featuring custom California Closets—perfect for working from home. The heart of the home is the chef-inspired kitchen, showcasing ceiling-height cabinetry, granite countertops, a walk-through pantry, a large eat-up island, and an abundance of prep and storage space. A sun-filled dining area seamlessly connects to the cozy family room, complete with a gas fireplace, creating a warm and inviting atmosphere for everyday living and entertaining. Upstairs, the primary retreat offers stunning mountain views, a spa-like 5-piece ensuite with his and her sinks, a soaking tub, walk-in shower, and an oversized walk-in closet. Three additional bedrooms, a full 4-piece bathroom, a generous bonus room with oversized windows, a sunny flex nook, and a well-equipped laundry room complete this level. The fully finished legal basement suite provides excellent versatility for extended family, guests, or potential rental income. With its own separate entrance, it features a modern kitchen, separate laundry, two spacious bedrooms, a 4-piece bathroom, and a comfortable living area. Step outside to a private backyard oasis with a cedar deck and open green space behind—ideal for summer gatherings or quiet relaxation. The oversized doubl...

Bonus Room 18.92 Ft x 12.00 Ft
 Primary Bedroom 16.25 Ft x 13.42 Ft
 Other 11.17 Ft x 3.83 Ft
 5pc Bathroom 10.75 Ft x 8.33 Ft
 Bedroom 9.83 Ft x 8.83 Ft
 Bedroom 9.83 Ft x 9.83 Ft

Kitchen 10.50 Ft x 8.83 Ft
 Living room 14.00 Ft x 13.58 Ft
 Bedroom 10.75 Ft x 7.50 Ft
 Bedroom 10.50 Ft x 8.50 Ft
 Other 4.50 Ft x 8.50 Ft
 Laundry room 3.17 Ft x 2.83 Ft

Listing Presented By:



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Bedroom 9.83 Ft x 8.83 Ft

Laundry room 9.17 Ft x 5.67 Ft

Other 8.83 Ft x 5.58 Ft

4pc Bathroom 8.83 Ft x 4.83 Ft

4pc Bathroom 7.58 Ft x 7.17 Ft

Furnace 11.75 Ft x 7.75 Ft

Living room 16.08 Ft x 13.00 Ft