82 Mahogany Drive Calgary Alberta
$525,000

Welcome to this beautiful NO-CONDO-FEE townhome in the highly sought-after lake community of Mahogany, offering year-round access to the beach, clubhouse, and an array of outdoor amenities. This immaculate home combines comfort, functionality, and style, with a thoughtfully designed floor plan that takes full advantage of the abundant natural light streaming through the large windows.The main floor boasts 9-foot ceilings and an inviting open-concept layout that seamlessly connects the living, dining, and kitchen areas--perfect for both relaxing and entertaining. The kitchen is well-appointed with granite countertops, stainless steel appliances, and ample cabinetry, complemented by a blend of laminate and tile flooring that adds both warmth and durability.Upstairs, you'll find two spacious primary bedrooms, each offering a walk-in closet and private ensuite for ultimate convenience and privacy. One of the bedrooms also includes a versatile den area, ideal for a home office or cozy reading nook.The unfinished basement provides plenty of potential for future development--whether you envision a recreation room, home gym, or extra storage space. Outside, enjoy a low-maintenance yard, a welcoming front porch, and a private backyard complete with a cement patio and gas grill hookup, perfect for summer barbecues and relaxing evenings. A detached double garage offers secure parking and additional storage.Recent upgrades include brand-new carpet (2025), a new hot water tank (2025), and a newer oven (2023), making this home truly move-in ready.With its excellent layout, modern finishes, and access to one of Calgary's most desirable lake communities, this Mahogany townhome is a perfect blend of lifestyle and value. (id:6769)

3pc Bathroom 8.17 Ft x 4.92 Ft	2pc Bathroom 5.33 Ft x 5.33 Ft
4pc Bathroom 5.75 Ft x 7.83 Ft	Dining room 11.75 Ft x 8.50 Ft
Bedroom 12.83 Ft x 11.50 Ft	Kitchen 12.83 Ft x 8.75 Ft
Office 6.33 Ft x 4.58 Ft	Living room 12.83 Ft x 12.08 Ft
Primary Bedroom 12.58 Ft x 12.33 Ft	

Listing Presented By:
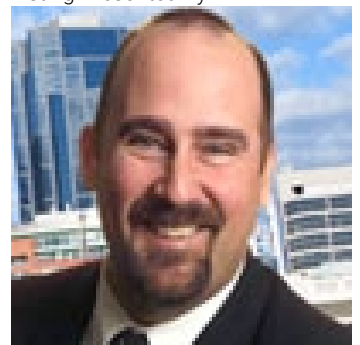
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