

# \$249,900 - 104, 20 Mahogany Mews Se, Calgary

MLS® #A2242892

**\$249,900**

1 Bedroom, 1.00 Bathroom, 553 sqft

Residential on 0.00 Acres

Mahogany, Calgary, Alberta

Welcome to Sandgate at Mahogany Lake!  
Located in one of Calgary's most vibrant and sought-after lake communities, this beautifully maintained unit offers the perfect blend of style and functionality. With over 500 sq ft of thoughtfully designed living space, this 1-bedroom, 1-bathroom condo includes a titled parking stall for your convenience. Step inside to discover laminate flooring throughout and a bright, open-concept layout. The contemporary kitchen features sleek white cabinetry, quartz countertops, stainless steel appliances, and a central island with a breakfast bar, ideal for both everyday living and entertaining. A door from the spacious living leads to a generous outdoor patio, perfect for enjoying warm summer days. The well-sized bedroom features a large walk-through closet that connects to a 4-piece ensuite, and in-suite laundry adds extra convenience. Sandgate offers fantastic amenities including a full fitness centre, and as a resident of Mahogany, you'll enjoy year-round access to the lake - perfect for swimming, skating, fishing, or simply relaxing by the water. Ideally situated close to schools, parks, playgrounds, shopping, dining, and public transit, this home is perfect for first-time buyers, downsizers, or investors alike. Don't miss this opportunity to enjoy lakeside living in one of Calgary's premier neighbourhoods - schedule your private showing today!

Built in 2018



## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2242892          |
| Price          | \$249,900         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 553               |
| Acres          | 0.00              |
| Year Built     | 2018              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 104, 20 Mahogany Mews Se |
| Subdivision | Mahogany                 |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T3M 2W8                  |

## Amenities

|                |                                      |
|----------------|--------------------------------------|
| Amenities      | Elevator(s), Fitness Center, Parking |
| Parking Spaces | 1                                    |
| Parking        | Stall                                |

## Interior

|                   |                                                                                   |
|-------------------|-----------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Kitchen Island, Open Floorplan, Quartz Counters, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer               |
| Heating           | Baseboard                                                                         |
| Cooling           | None                                                                              |
| # of Stories      | 4                                                                                 |

## Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior Features | None               |
| Construction      | Stucco, Wood Frame |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 24th, 2025 |
| Days on Market | 7               |
| Zoning         | M-H2            |
| HOA Fees       | 436             |
| HOA Fees Freq. | ANN             |

**Listing Details**

|                |           |
|----------------|-----------|
| Listing Office | 2% Realty |
|----------------|-----------|

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