

\$849,900 - 36 Magnolia Bay Se, Calgary

MLS® #A2245770

\$849,900

5 Bedroom, 4.00 Bathroom, 2,059 sqft
Residential on 0.08 Acres

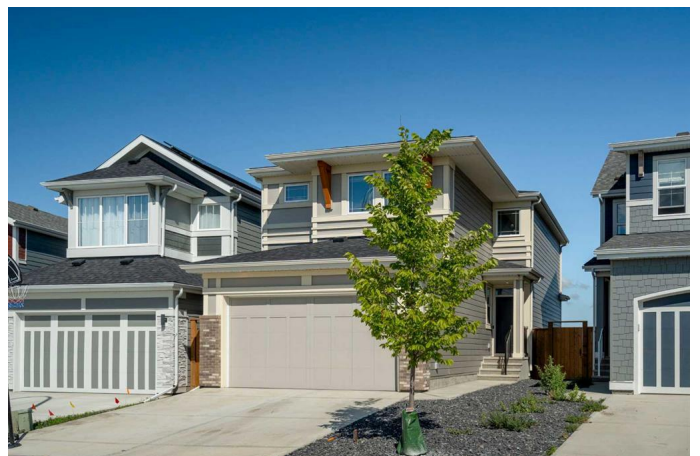
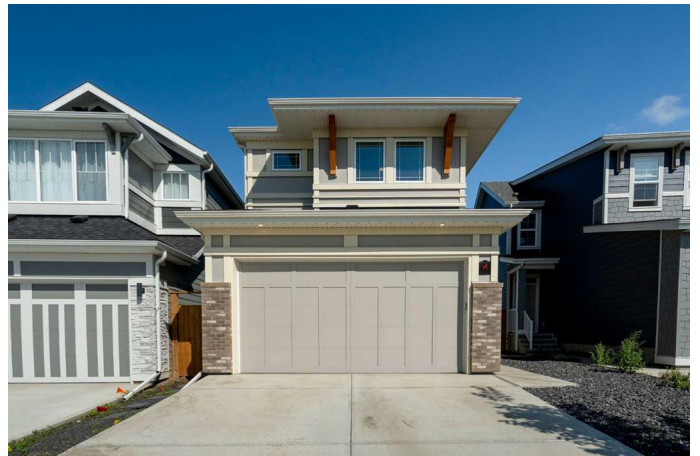
Mahogany, Calgary, Alberta

Step into timeless sophistication in this beautifully crafted home, located in the award-winning lake community of Mahogany. Designed with both elegance and functionality in mind, this nearly new property (less than a year old) offers an elevated living experience with countless upgrades and a thoughtfully curated layout.

Ideally positioned with a peaceful green space at the front and picturesque views from the back, this home offers a rare blend of tranquility and visual appeal. The main floor features a dedicated office space, a stylish 2-piece powder room, and a stunning open-concept living, dining, and kitchen area ideal for both everyday living and upscale entertaining. The chef-inspired kitchen boasts high-end appliances, sleek quartz countertops, upgraded cabinetry, and a convenient walkthrough pantry that blends form with function.

Upstairs, discover three spacious bedrooms including a serene primary retreat complete with a spa-like ensuite and generous walk-in closet. A second full bathroom, upper-level laundry, and a spacious bonus room offer comfort and practicality for family living.

The fully finished basement extends the home's living space with two additional bedrooms, a full bathroom, and a large recreation room—perfect for movie nights,



hobbies, or hosting guests. Additional highlights include a double attached garage, central air conditioning, and a fully landscaped yard that enhances curb appeal and outdoor enjoyment.

Set in the vibrant community of Mahogany, residents enjoy access to an array of premium amenities, pathways, parks, and the signature lake lifestyle. This is a home where design, quality, and community come together seamlessly.

Built in 2024

Essential Information

MLS® #	A2245770
Price	\$849,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,059
Acres	0.08
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	36 Magnolia Bay Se
Subdivision	Mahogany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3M9

Amenities

Amenities	Clubhouse, Playground, Recreation Facilities, Recreation Room
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Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Chandelier, Double Vanity, Kitchen Island, Quartz Counters, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 5th, 2025
Days on Market	13
Zoning	R-G
HOA Fees	582
HOA Fees Freq.	ANN

Listing Details

Listing Office	Renzo Real Estate Inc.
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