

# \$564,900 - 81, 903 Mahogany Boulevard, Calgary

MLS® #A2231113

**\$564,900**

3 Bedroom, 3.00 Bathroom, 1,594 sqft

Single Family on 0.00 Acres

Mahogany, Calgary, Alberta

Yes, you read that right. You can own a brand new townhome in Mahogany, Calgaryâ€™s most in-demand lake community, for just \$569,900. Thatâ€™s not a typo, and itâ€™s not a â€œstarting fromâ€• price either. This is the real deal. End unit. Three bedrooms. Double attached garage. Lake access. And no, youâ€™re not dreaming. Built by Mountain Pacific Homes, this place checks every box. The main floor has a bright open layout with a chef-inspired kitchen at the centre, quartz countertops, stainless steel appliances, soft-close cabinets, and an island thatâ€™s just begging for Sunday pancakes or Friday night wine and cheese. Upstairs? A true primary retreat with walk-in closet and ensuite, plus two more bedrooms, another full bath, and laundry right where you need it. Downstairs offers a flex space for your gym, office, or hobby setup, and direct entry to the attached garageâ€”no more freezing your butt off in the winter. Even the automated blinds are already in. Itâ€™s just one more reason this home feels like luxury without the luxury price tag. And donâ€™t forget where you are: Mahogany. Private lake access. Beaches. Skating. Paddleboarding. Coffee shops. Groceries. Schools. Parks. Everything you need is either walking distance or a short drive. It's not just a neighbourhood, itâ€™s a lifestyle people wait years to get into. This isnâ€™t just a good deal for Mahogany. Itâ€™s one of the best deals in the city right now. Donâ€™t sleep on it. \*\*\* Photos are from



showhome. (id:6289)

Built in 2025

**Essential Information**

Listing #	A2231113
Price	\$564,900
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,594
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Condominium/Strata

**Community Information**

Address	81, 903 Mahogany Boulevard
Subdivision	Mahogany
City	Calgary
Province	Alberta
Postal Code	T3M3W9

**Amenities**

Amenities	Park, Playground, Schools, Shopping
Features	PVC window, Level
Parking Spaces	2
Parking	Attached Garage
# of Garages	2

**Interior**

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Microwave
Heating	Forced air
Cooling	None
# of Stories	3

**Exterior**

Exterior	Brick
Foundation	Poured Concrete

## Listing Details

Listing Office

eXp Realty



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