



**2408, 11 Mahogany Row SE  
Calgary, Alberta**

**MLS # A2290607**

**\$259,900**



<b>Division:</b>	Mahogany		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	632 sq.ft.	<b>Age:</b>	2015 (11 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Central	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Cork	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 338
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Wood Frame	<b>Zoning:</b>	M-X1
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	No Animal Home, No Smoking Home		

**Inclusions:** n/a

Experience the best of Mahogany living in this bright and airy top-floor 2-bedroom, 1-bathroom condo in SE Calgary, perfectly situated for a low-maintenance lifestyle just steps from the community lake, shopping, dining and other conveniences as well as a host of outdoor recreation. The interior features warm cork flooring, durable quartz countertops, and in-suite laundry for everyday convenience, with an open-concept living and dining area that fills with natural light. Two well-sized bedrooms share a modern bath, and thoughtful details such as soft-close cabinetry, contemporary fixtures, and smart storage options enhance daily living. This condo also offers access to Mahogany's sought-after amenities, trails, parks, and water features, making it an ideal haven for professionals, couples, or investors seeking a stylish, lake-adjacent lifestyle. This condo includes 1 underground parking stall.