

\$831,800 - 224 Magnolia Heights Se, Calgary

MLS® #A2229366

\$831,800

4 Bedroom, 3.00 Bathroom, 2,161 sqft

Residential on 0.10 Acres

Mahogany, Calgary, Alberta

NEW PRICE! NEW PRICE! WOW... Make an offer!

This home truly checks all the boxes. What separates it from others in Mahogany is the main floor office with a Murphy bed and Full Bath, perfect for guests or multi-generational living.

Love to entertain? Create your favorite dishes in your gourmet kitchen with a large island, ideal for gathering with family and friends. Then, step outside to continue the fun on the brand-new composite deck and beautiful stamped concrete patio. Whether it's a game of bocce or watching the kids play in the spacious backyard, there's room for everyone to enjoy.

Unwind at the end of your day in your primary bedroom, comfortably sized for a king bed and featuring a spa-like ensuite and large walk-in closet. The kids' bedrooms also accommodate queen beds and offer walk-in closets of their own. The well-designed main bathroom with a privacy door between the sink and tub area ensures smooth mornings for the whole family. A bonus room adds to family evening fun.

Future basement plans? A separate side entrance, rough-ins, and large windows make it easy to build a legal suite or customize your dream basement. For added peace of mind, the home has been Radon tested.



Your extra-wide driveway and oversized double attached garage offer standout curb appeal and plenty of room for your vehicles, bikes, tools, or weekend gear—perfect for active families who need space that works as hard as they do.

And when you step outside? You™re in Mahogany—one of Calgary™s most vibrant lake communities. Walk the kids to school, meet friends at the beach, or hit the nearby shops, trails, and Stoney Trail.

The lake life is ready. Are you?

Built in 2023

Essential Information

MLS® #	A2229366
Price	\$831,800
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,161
Acres	0.10
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	224 Magnolia Heights Se
Subdivision	Mahogany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3H8

Amenities

Amenities	Beach Access
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Closet Organizers, High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, No Smoking Home, Open Floorplan, Pantry, Separate Entrance
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, None, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Exterior Entry, Full, Unfinished

Exterior

Exterior Features	BBQ gas line
Lot Description	Landscaped, Lawn, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 13th, 2025
Days on Market	18
Zoning	RG
HOA Fees	582
HOA Fees Freq.	ANN

Listing Details

Listing Office	Royal LePage Benchmark
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