

\$744,500 - 82 Magnolia Court Se, Calgary

MLS® #A2269051

\$744,500

3 Bedroom, 3.00 Bathroom, 2,249 sqft

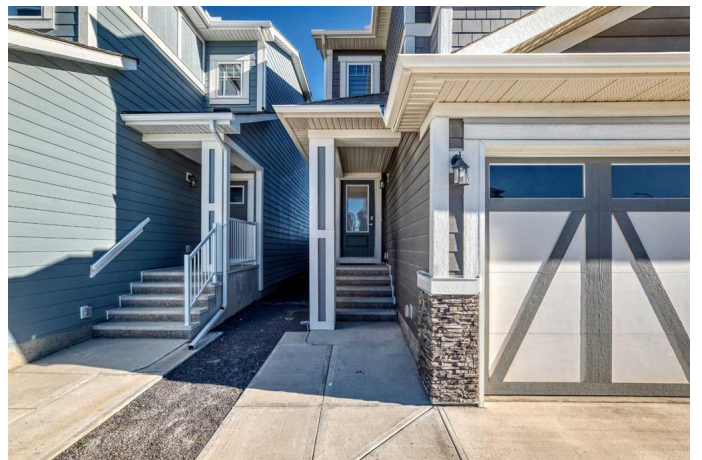
Residential on 0.08 Acres

Mahogany, Calgary, Alberta

Step into modern elegance in the heart of Mahogany, Calgary's premier lake community! This beautifully crafted 2-storey home blends luxury finishes with everyday comfort, offering over 2,250 sq. ft. of stylish living space. The main floor welcomes you with an inviting open layout, where the designer kitchen shines with built-in stainless appliances, a gas range, ceiling-height cabinetry, and a spacious quartz island perfect for family gatherings. A walk-through pantry, main floor office, and sleek open railings add both function and flair. Upstairs, you will find three large bedrooms including a serene primary retreat with a spa-inspired ensuite featuring a deep soaker tub and oversized shower. Both secondary bedrooms include walk-in closets, while the convenient upper-level laundry makes daily living a breeze. The basement awaits your creative touch with 9-ft ceilings and rough-in for a future bathroom. Outside, enjoy a fenced and landscaped backyard with stone accents and no neighbours behind. Enjoy lake access privileges with four-season lake living and just minutes from Mahogany Lake, parks, playgrounds, South Health Campus and YMCA. Easy access to 88 Street and stoney Trail ensures a smooth commute to any part of the city. Quick possession available!

Built in 2022

Essential Information



MLS® #	A2269051
Price	\$744,500
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,249
Acres	0.08
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	82 Magnolia Court Se
Subdivision	Mahogany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3M6

Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Double Vanity, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters
Appliances	Built-In Oven, Dishwasher, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Landscaped, No Neighbours Behind
Roof	Asphalt
Construction	Cement Fiber Board, Composite Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 6th, 2025
Days on Market	3
Zoning	R-G
HOA Fees	582
HOA Fees Freq.	ANN

Listing Details

Listing Office	Royal LePage METRO
----------------	--------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.