# \$1,028,000 - 120 Magnolia Manor Se, Calgary

MLS® #A2270300

## \$1,028,000

4 Bedroom, 4.00 Bathroom, 2,637 sqft Residential on 0.10 Acres

Mahogany, Calgary, Alberta

Step into luxury and sustainability with this stunning 4 bedroom, 3.5 bathroom
Jayman-built masterpiece, ideally located in Mahoganyâ€"Calgary's 6-time award-winning Community of the Year!
Boasting over 3,000 SQ FT of beautifully designed living space and more than \$100,000 in premium upgrades, this home perfectly blends modern elegance, comfort, and efficiency.

The open-concept main floor showcases a chef-inspired kitchen with a sleek waterfall island, quartz counters, and upgraded oversized windows that bathe the space in natural light. 8-foot door frames and refined architectural details enhance the home's elevated feel, while the primary suite offers a private retreat featuring a tray ceiling with ambient lighting and a spa-like atmosphere.

Upstairs, a spacious bonus room provides the perfect space for a family lounge, media area, or home officeâ€"offering flexibility to suit any lifestyle. Every window throughout the home is dressed with Hunter Douglas blinds, including blackout blinds in all upstairs bedrooms for peaceful rest and energy efficiency.

The fully finished basement extends your living area with a generous recreation space and a full bath equipped with a bidet, combining comfort and practicality for family or guests.







For those who value innovation and convenience, this home features 6 rooftop solar panels for energy savings and sustainability. The garage is equally impressive with epoxy flooring, a Proslat wall hanger system, and two EV charger socketsâ€"ideal for modern living. The exterior is enhanced by Gemstone permanent lighting installed on both the front and back, fully smartphone-controlled for customizable, year-round ambiance.

Step outside to your beautifully landscaped backyard, complete with maintenance-free artificial grass and direct access to a peaceful green pathwayâ€"with no rear neighbors and serene open views that create a private oasis for outdoor relaxation.

Located minutes from the Mahogany Lake & Beach Club, residents enjoy exclusive lake access, scenic walking trails, and four-season recreation. The nearby Seton Urban District offers restaurants, shopping, the YMCA, and South Health Campus, while schools, playgrounds, and parks are all close by. Easy access to Deerfoot and Stoney Trail ensures convenient commuting across Calgary.

Experience award-winning design, sustainable innovation, and over 3,000 SQ FT of elevated livingâ€"welcome home to 120 Magnolia Manor SE.

Built in 2021

### **Essential Information**

MLS® # A2270300 Price \$1,028,000

Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 2,637 Acres 0.10 Year Built 2021

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 120 Magnolia Manor Se

Subdivision Mahogany
City Calgary
County Calgary
Province Alberta
Postal Code T3M 2Z8

## **Amenities**

Amenities Other, Park, Playground, Recreation Facilities, Beach Access,

Clubhouse

Parking Spaces 4

Parking Double Garage Attached, Driveway

# of Garages 4

#### Interior

Interior Features Bar, Chandelier, Double Vanity, High Ceilings, Kitchen Island, No

Smoking Home, Open Floorplan, Smart Home, Bidet

Appliances Central Air Conditioner, Dishwasher, Dryer, Gas Range, Microwave,

Oven, Washer, Water Softener, Other

Heating Fireplace(s), Natural Gas

Cooling Central Air

Fireplace Yes

# of Fireplaces 1

Fireplaces Electric
Has Basement Yes
Basement Full

#### **Exterior**

Exterior Features Balcony, Other

Lot Description Back Yard, Backs on to Park/Green Space

Roof Asphalt Shingle

Construction Mixed

Foundation Poured Concrete

# **Additional Information**

Date Listed November 12th, 2025

Zoning R-G HOA Fees 604 HOA Fees Freq. ANN

# **Listing Details**

Listing Office Century 21 Bravo Realty

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