

# \$859,999 - 162 Marquis Point Se, Calgary

MLS® #A2221420

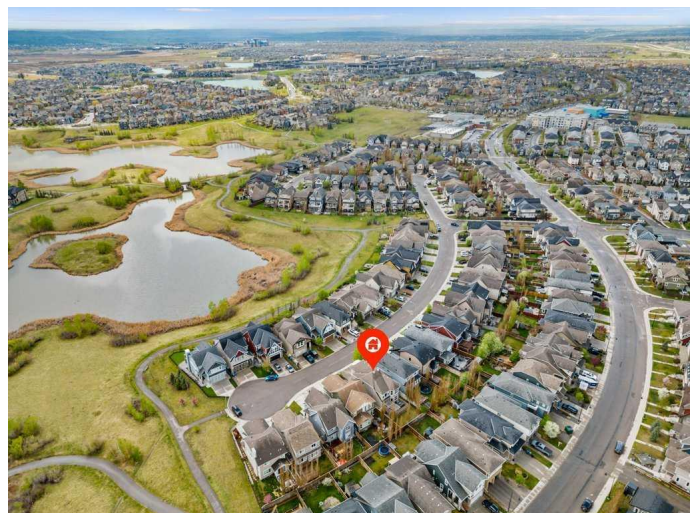
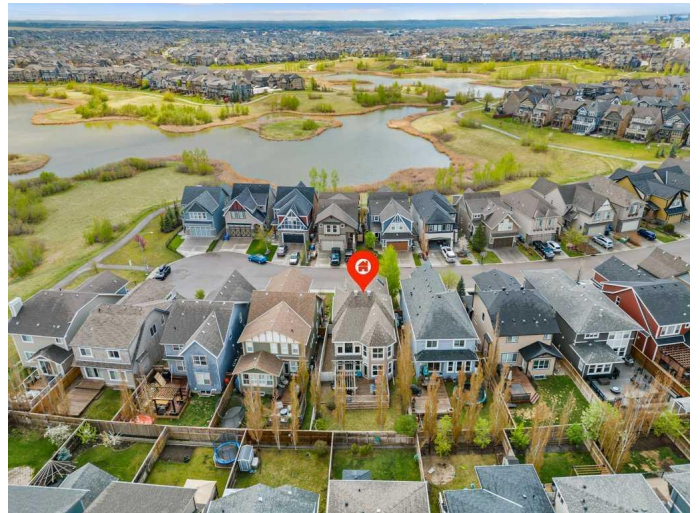
**\$859,999**

4 Bedroom, 4.00 Bathroom, 2,297 sqft

Residential on 0.10 Acres

Mahogany, Calgary, Alberta

Visit this immaculate home in a quiet cul-de-sac, just steps from the Mahogany Wetlands, and experience the dream life that Mahogany has to offer. With over 3,175 sq. ft. of beautifully developed living space, this expansive and thoughtfully designed home is ideal for entertaining and growing families alike. From the moment you enter, you're welcomed by a grand open-to-above layout with soaring 18-foot ceilings in the kitchen, family room, and living areas—flooding the home with natural light and a sense of spaciousness. The heart of the home is the gourmet kitchen, featuring double islands, a gas range, stainless steel appliances, a large double island and tons of drawers/cabinets—perfectly designed! The main floor has been fully completed with high-end finishes, a beautiful floor to ceiling dual sided fireplace, and the Kinetico water system ensures exceptional water quality throughout. Upstairs, you'll find 2 generous bedrooms, including a luxurious primary suite with a stunning ensuite that features a skylight, glass and tile shower, and a spa-like ambiance. The developed basement offers the perfect retreat for guests, teenagers, or extended family, with a large additional bedroom and spacious recreation areas. Step outside to enjoy your full-width back deck with pergola, surrounded by a beautifully tree-lined yard that offers peace and privacy. Whether you're hosting friends or simply relaxing with family, this space is made for enjoyment.



Located in Calgary's premier lake community, you'll enjoy year-round lake privileges, including skating in the winter and beach days all summer long. This is more than a home—it's a lifestyle.

Built in 2012

### Essential Information

MLS® #	A2221420
Price	\$859,999
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,297
Acres	0.10
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	162 Marquis Point Se
Subdivision	Mahogany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 1M7

### Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Built-in Features, Chandelier, Closet Organizers, High
-------------------	---

Appliances	Ceilings, Kitchen Island, Open Floorplan, Pantry, See Remarks, Storage Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	Other
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Garden, Lighting, Private Yard
Lot Description	Back Yard, Cul-De-Sac, Landscaped, Low Maintenance Landscape, Rectangular Lot, Other, Private
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, Other
Foundation	Poured Concrete

## Additional Information

Date Listed	May 15th, 2025
Days on Market	25
Zoning	R-G
HOA Fees	590
HOA Fees Freq.	ANN

## Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.