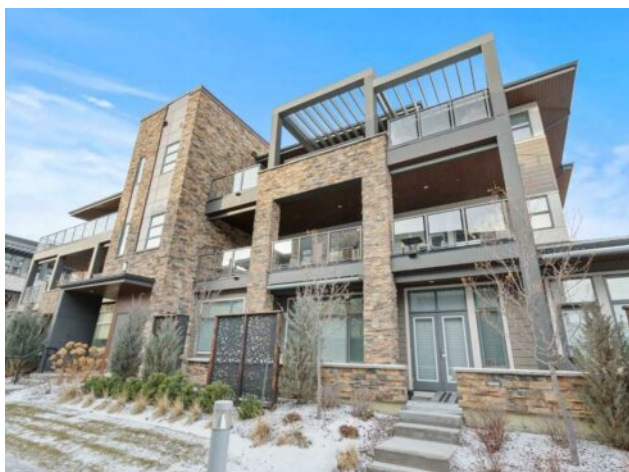


201, 18 Mahogany Circle SE  
Calgary, Alberta

MLS # A2281327



## \$1,350,000

<b>Division:</b>	Mahogany		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	1,513 sq.ft.	<b>Age:</b>	2019 (7 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Fan Coil, Exhaust Fan, Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Hardwood, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 1,515
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Wood Frame	<b>Zoning:</b>	DC
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Built-in Features, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Walk-In Closet(s)		

**Inclusions:** None

OPEN HOUSE THIS SUNDAY FEB. 1st FROM 2-4PM!! WELCOME TO WESTMAN VILLAGE &ndash; The Resort on Lake Mahogany.&nbsp;Discover elevated resort-style living at Reflection, where your home is a true extension of your lifestyle. This exceptional residence allows you to upsize your life without compromising how&mdash;or where&mdash;you live. The home showcases executive-level finishes throughout, including 10-foot ceilings, quartz countertops, LED lighting, and triple-pane windows. The designer kitchen features cabinet lighting, an upgraded pantry with custom wood shelving, and a built-in KitchenAid appliance package with a French-door refrigerator and gas cooktop. Additional highlights include a dedicated office space, air conditioning, premium heated toilets, and a heated double attached garage. Enjoy seamless indoor-outdoor living with dual-exposure outdoor terraces, offering views of Lake Mahogany and surrounding greenspace. A private elevator, secure front lobby with security cameras, and abundant visitor parking (both indoor and surface stalls) add comfort and peace of mind. At the heart of the community is the impressive 40,000 sq. ft. amenity centre, spanning three levels and offering something for every lifestyle. Amenities include a resort-style swimming pool with a two-storey waterslide, fitness centre, golf simulator, movie theatre, and countless spaces to relax or socialize. The grounds are beautifully landscaped with fountains, bridges, pathways, park benches, and raised planters&mdash;creating a picturesque backdrop right outside your door. Residents enjoy 24/7 security and concierge service. Built with Jayman Core Performance, Reflection homes feature thoughtful design and exceptional fit and finish, including forced-air heating, solar panels on every building, Vancouver-inspired architecture,

oversized covered balconies, and durable Hardie Board siding with brick and stone accents. Winter is a non-issue with heated underground parking stalls, including 200 dedicated visitor stalls, extensive +15 skywalks, and underground passageways. Westman Village also offers short-term hotel suites, electric vehicle charging, and an unbeatable dining experience with three on-site restaurants, including the renowned Chairman's Steakhouse and Alvin's Jazz Club. This is more than a home—it's a five-star, resort-style community where every day feels like a vacation.