

**415, 24 Mahogany Path SE
Calgary, Alberta****MLS # A2239009****\$479,900**

Division:	Mahogany		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	648 sq.ft.	Age:	2020 (5 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade, Secured, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 532
Basement:	-	LLD:	-
Exterior:	Composite Siding, Stone, Wood Frame	Zoning:	DC
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Open Floorplan, Stone Counters		

Inclusions: N/A

Welcome to luxurious 55+ living in the heart of Mahogany's award-winning Westman Village. This beautifully appointed one-bedroom, one-bathroom condo is located on the fourth floor of Odyssey II, the exclusive adult-living enclave within the community. Designed with both sophistication and comfort in mind, this bright, quiet unit boasts high ceilings, triple-pane windows, air conditioning, and elegant finishes throughout. The open-concept layout features luxury vinyl plank flooring, sleek white cabinetry, quartz countertops, and premium stainless steel appliances. A generous in-suite laundry room with built-in storage adds convenience, while the private balcony—complete with a gas line—offers peaceful courtyard views. A titled, heated underground parking stall ensures comfort and ease during Calgary's winter months. This home offers much more than just beautiful interiors—it's part of a truly unique resort-style community. Residents enjoy full access to the 40,000 sq. ft. Village Amenity Centre, connected via indoor skywalks and underground pathways. This state-of-the-art facility includes an indoor pool, hot tub, steam room, full fitness center, indoor walking track, golf simulator, theatre, woodworking shop, arts and crafts studio, library, demo kitchen, party rooms, private wine room and more! Concierge service and 24/7 security provide peace of mind, while thoughtful extras like a car wash, dog wash, bicycle storage and EV charging stations make everyday living effortless. The impressive grounds feature stunning landscaping - including numerous fountains, bridges, and an abundance of beautiful gardens creating a tranquil and inviting environment. Westman Village offers a vibrant, walkable atmosphere with boutique shops, professional services, and exceptional dining options just steps from your door. Nestled next

to Calgary's largest freshwater lake, Mahogany is a destination community offering unmatched natural beauty and year-round recreation. Residents enjoy access to scenic walking trails, parks, paddleboarding and kayaking in the summer, and skating or ice fishing in the winter. Don't miss your opportunity to be part of this exceptional resort-style community. Book your private showing today and discover why life at Odyssey in Westman Village is the pinnacle of luxury 55+ living in Calgary!