

\$1,480,000 - 263 Legacy Mount Se, Calgary

MLS® #A2099206

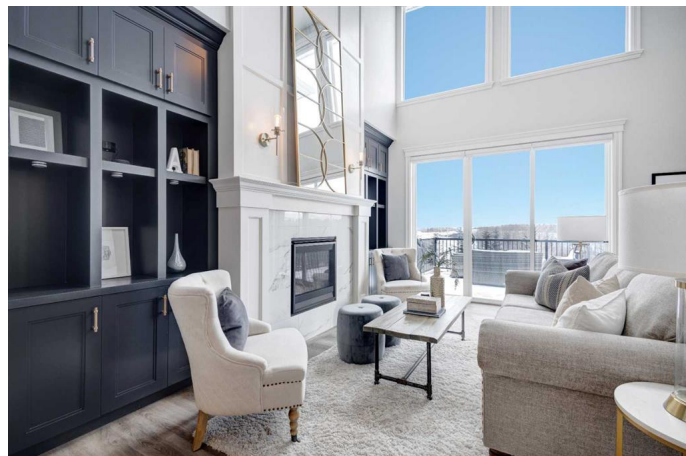
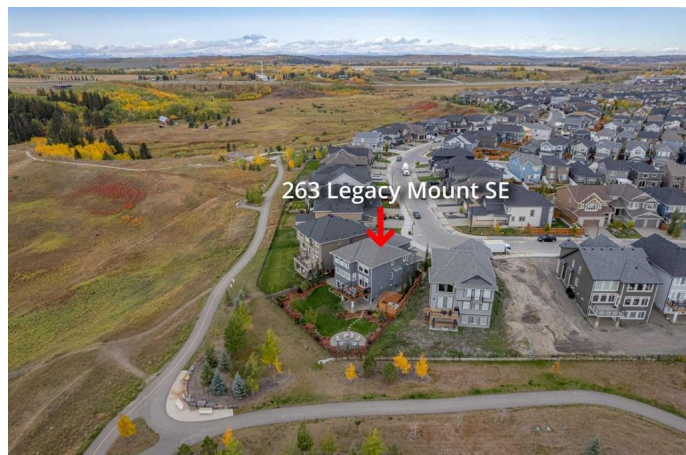
\$1,480,000

3 Bedroom, 3.00 Bathroom, 2,805 sqft

Residential on 0.19 Acres

Legacy, Calgary, Alberta

OPEN HOUSE FEB. 24, 2-4PM. ****Price just reduced****PRIME LOCATION BACKING ON 300 ACRE ENVIRONMENTAL RESERVE****
The ridge views from this outstanding home will truly take your breath away! Built by Morrison Homes, The Logan 11 is a dream layout for everyday living and entertaining, and it couldn't be situated on a better lot in the highly desired neighborhood of Legacy. This executive family home offers 2805 Sq. Ft. of meticulously crafted living space, featuring soaring vaulted ceilings, elegant curved staircase, walk-out basement, open concept main floor and an attached three-car tandem garage. Upon entering the front door, you will say WOW to the view of the ravine and the natural light flooding through the floor to ceiling windows in the Great Room. Here you can relax in front of the GAS FIREPLACE adorned with custom built-in bookcases or step out onto the upper deck where nature is your neighbor in every direction. At the heart of the home, the generously sized GOURMET kitchen and dining space features a large quartz island, farmhouse sink, butler pantry and premium KitchenAid Appliances - including a 5-burner gas cooktop with CUSTOM hood fan, wall oven with convection and French-door fridge. The main floor also includes a private home office, large tiled mudroom, and a powder room. Head upstairs and you will find a large cozy bonus room, where again you will be captivated by gorgeous ridge views. The primary bedroom is a private sanctuary



boasting more serene views, a walk-in closet with built-in shelving and organizers, and a spa-like Ensuite with dual sinks, SOAKER TUB & STAND-ALONE SHOWER. Completing this level are two more sizable bedrooms along with a large 2nd floor laundry room and 4pc Main Bath.

Enjoy warm summer months inside the house with central AC, or outside relaxing/entertaining in the professionally landscaped backyard. An exposed aggregate patio from the walk-out basement leads to a large stone patio, setting Adirondack chairs in front of an Outdoor wood burning Fireplace. Built-in Hot Tub with privacy screens, irrigation, lush greenery, and mature trees create an inviting oasis for garden parties or lazy summer evenings. With its unparalleled location, over 220k worth of upgrades and landscaping costs, you truly can't build new for this price. Don't miss your opportunity to experience luxury living at its finest. Schedule your private viewing today and envision the possibilities that await in this exceptional home.

Built in 2019

Essential Information

MLS® #	A2099206
Price	\$1,480,000
Sold Price	\$1,400,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,805
Acres	0.19
Year Built	2019
Type	Residential
Sub-Type	Detached

Style	2 Storey
Status	Sold

Community Information

Address	263 Legacy Mount Se
Subdivision	Legacy
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 2G7

Amenities

Amenities	Community Gardens, Playground
Parking Spaces	5
Parking	Double Garage Attached, Oversized, Tandem

Interior

Interior Features	Built-in Features, Chandelier, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Soaking Tub, Vaulted Ceiling(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Freezer, Garage Control(s), Gas Oven, Gas Stove, Microwave, Refrigerator, Washer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room
Has Basement	Yes
Basement	Unfinished, Walk-Out

Exterior

Exterior Features	Barbecue, Dog Run, Garden, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Dog Run Fenced In, Environmental Reserve, Lawn, Garden, No Neighbours Behind, Landscaped, Underground Sprinklers, Pie Shaped Lot, Views, Wooded
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	January 11th, 2024
Date Sold	March 5th, 2024
Days on Market	54
Zoning	R-1
HOA Fees	60.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR REALTY
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