

\$574,900 - 45 Legacy Common Se, Calgary

MLS® #A2106135

\$574,900

3 Bedroom, 3.00 Bathroom, 1,453 sqft

Residential on 0.07 Acres

Legacy, Calgary, Alberta

Welcome to this exceptional two storey home located in the sought after and family friendly community of Legacy. This is an absolutely perfect and truly move in ready family home. Everything has been exceptionally maintained or replaced as needed. New kitchen countertops, this is likely the biggest kitchen island you will ever see. The dishwasher is newer, laundry located on the second floor has a recently updated, stacked washer and dryer. Central air conditioning was added and the hot tub is included with the home as well. The primary bedroom is fixtured with a large walk in closet and beautiful ensuite. The second full bathroom upstairs is perfectly appointed for the rest of the family. The additional two bedrooms up are well sized and opposite the primary suite; great for kids or a home office. The basement is unfinished, with well positioned rough ins and mechanical, making it an easy development project if you needed the space. Legacy Common is one of the most family friendly streets in the community. Large front porches and front yard space compliment the homes along this street and minimize traffic volume. This home will certainly impress. Please make an effort to view it while it lasts...

Built in 2014

Essential Information

MLS® #

A2106135



Price	\$574,900
Sold Price	\$610,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,453
Acres	0.07
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	45 Legacy Common Se
Subdivision	Legacy
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X0X9

Amenities

Amenities	Other, Park, Playground
Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Garbage Collection, Phone Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Alley Access, Parking Pad

Interior

Interior Features	Closet Organizers, Kitchen Island, No Animal Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Electric Oven, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Electric, Living Room
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Other
Lot Description	Rectangular Lot
Roof	Asphalt Shingle
Construction	Composite Siding, Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 28th, 2024
Date Sold	March 12th, 2024
Days on Market	13
Zoning	DC
HOA Fees	60.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR Realty
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