# \$995,000 - 90 Legacy Woods Circle Se, Calgary

MLS® #A2121503

## \$995,000

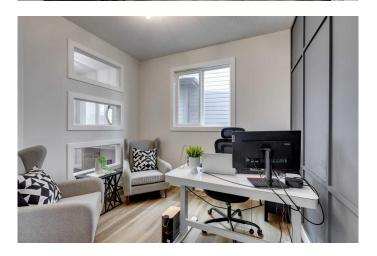
3 Bedroom, 3.00 Bathroom, 2,312 sqft Residential on 0.14 Acres

Legacy, Calgary, Alberta

UPSCALE DESIGNER HOME | BACKS ONTO TREES & WALKING PATH WITH ACCESS TO GREEN SPACE | TRIPLE CAR GARAGE | SEPARATE ENTRANCE TO BASEMENT WITH ROUGH-INS FOR A BATH & KITCHEN | LUXURY VINYL PLANK FLOORING | HIGH-END KITCHEN WITH A SEPARATE SPICE KITCHEN | OPEN TO ABOVE LIVING ROOM WITH FULL-HEIGHT GRANITE FIREPLACE FEATURE | UPPER-LEVEL custom-crafted BONUS ROOM | INDULGENT PRIMARY WITH A 5-PIECE ENSUITE | UPCOMING CATHOLIC SCHOOL (2 MINUTE WALK) | PRIVATELY TREED BACKYARD OASIS | INCREDIBLE LOCATION WITHIN THIS NATURE-LOVING COMMUNITY! Stunning and luxurious home backing onto a walking pathway surrounded by trees. This like-new home has all â€"designer finishes, a triple car garage and a convenient separate entrance to the basement. Gleaming vinyl plank floors are illuminated by natural light that continues into the great room towards the back of the home. Easily convene with family and friends in the contemporary, custom crafted kitchen featuring high-end appliances including a gas cooktop and a smart fridge, granite countertops, full-height cabinets, a massive island and a walk-through pantry leading to the handy spice kitchen with a second stove, sink and storage. The dining area is an elegant backdrop to your culinary pursuits with designer lighting and patio sliders encouraging







an easy indoor/outdoor lifestyle. Relaxation is the focus of the adjacent living room, soaring open to above ceilings and a striking full-height granite encased fireplace adds to the grandeur. The front flex room with extra windows is an ideal office or an enclosed playroom. Ascend the custom railed staircase to the open to below bonus room creating a beautiful yet functional space for everyone to gather and enjoy some downtime. The primary bedroom is an indulgent retreat with plenty of room for king-sized furniture, while the swoon-worthy 5-piece ensuite will have you feeling spoiled daily thanks to the sophisticated and timeless design, dual vanity, deep soaker tub, oversized shower and large walk-in closet. 2 additional spacious and bright bedrooms are also on this level, sharing the 4-piece main bathroom. Laundry is conveniently on this bedroom level, no need to haul loads up and down the stairs! Awaiting your creativity the unfinished basement is equipped with a separate entrance, legal-sized windows and rough-ins for both a bathroom and a kitchen. This wonderful and versatile space has endless potential. Barbeque and unwind on the glass-railed rear deck surrounded by mature trees adding to the serenity and privacy. Dog owners and outdoor enthusiasts will love backing onto the 15 km of pathways that wind around this vibrant community, along the ridge and beside tranquil ponds and 300 acres of natural reserves. Plus the new Township Centre is mere minutes away with loads of shopping and dining options and much more on the way! Truly an outstanding location for this gorgeous, upscale, move-in ready home!

Built in 2022

#### **Essential Information**

MLS®#

A2121503

Price \$995,000

Sold Price \$955,000

Bedrooms 3 Bathrooms 3.00

Full Baths 2 Half Baths 1

Square Footage 2,312

Acres 0.14

Year Built 2022

Type Residential
Sub-Type Detached
Style 2 Storey

Status Sold

# **Community Information**

Address 90 Legacy Woods Circle Se

Subdivision Legacy
City Calgary
County Calgary
Province Alberta
Postal Code T2X 4M2

## **Amenities**

Amenities Park, Playground

Parking Spaces 6

Parking Additional Parking, Driveway, Triple Garage Attached

#### Interior

Interior Features Bathroom Rough-in, Breakfast Bar, Built-in Features, Chandelier, Double

Vanity, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Separate Entrance, Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In

Closet(s)

Appliances Built-In Oven, Dishwasher, Dryer, Electric Stove, Gas Cooktop, Gas

Water Heater, Humidifier, Microwave, Range Hood, Refrigerator,

Washer

Heating Forced Air, Natural Gas

Cooling None Fireplace Yes

# of Fireplaces

Fireplaces Electric, Stone

Has Basement Yes

Basement Separate/Exterior Entry, Full, Unfinished

#### **Exterior**

Exterior Features Lighting, Private Yard

Lot Description Back Yard, Backs on to Park/Green Space, Many Trees, Rectangular

Lot

Roof Asphalt Shingle

Construction Cement Fiber Board, Stone, Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed April 18th, 2024

Date Sold May 8th, 2024

Days on Market 20

Zoning R-1s

HOA Fees 60.00

HOA Fees Freq. ANN

# **Listing Details**

Listing Office RE/MAX House of Real Estate

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.