

# \$618,800 - 131 Legacy Reach Court Se, Calgary

MLS® #A2168921

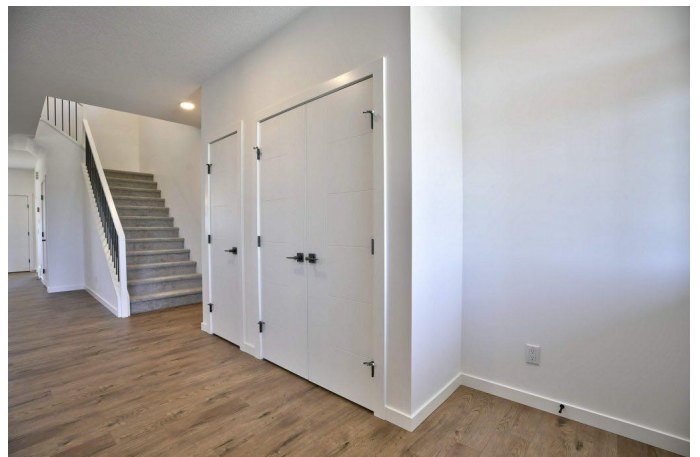
**\$618,800**

3 Bedroom, 3.00 Bathroom, 1,755 sqft

Residential on 0.07 Acres

Legacy, Calgary, Alberta

\*LOOK MASTER BUILDER - CALGARY'S # 1 "QUICK POSSESSION" BUILDER PRESENTS THE PINNACLE MODEL. 1755 SQUARE FEET - OPEN FLOOR PLAN - HAS SIDE ENTRY - UPGRADED SPECIFICATIONS - Attractive PRAIRIE styled front elevation complete with a full width front veranda! Upon entering the home you'll feel the amazing craftsmanship! From the high ceilings to the upgraded luxury wide plank flooring to the elegant fireplace with wrap around mantle! You'll also see elegant metal railing running up the staircase to the upper floor. The dining room can accommodate a large table - perfect for a large family or when you're entertaining friends! The kitchen design is gorgeous and functional and has a huge island with eating bar, pantry, quartz counters, undermount silgranit sink, soft close cabinet doors and drawers, pots and pans drawers, slim-line lighting and pendant lighting! The large primary bedroom has an amazing ensuite that has a tiled shower, freestanding tub, double sinks and beautiful vinyl tiled floors. The primary also has a large walk in closet! The 2 spare bedrooms are located at the rear of the home. The main bathroom has a tub/shower combination. The laundry room is conveniently located on the upper floor! The basement with it's 9 ft. high foundation walls is unfinished but has plumbing rough-ins for a kitchen sink, a bathroom and laundry facilities. RMS measurements taken from Builder's blueprints.



Built in 2024

Essential Information

MLS® #	A2168921
Price	\$618,800
Sold Price	\$618,800
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,755
Acres	0.07
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	131 Legacy Reach Court Se
Subdivision	Legacy
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 5V1

Amenities

Amenities	None
Parking Spaces	2
Parking	Parking Pad

Interior

Interior Features	Bathroom Rough-in, Breakfast Bar, Double Vanity, High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Soaking Tub, Walk-In Closet(s)
Appliances	See Remarks
Heating	High Efficiency, Forced Air, Humidity Control, Natural Gas
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Great Room, Mantle
Has Basement	Yes
Basement	Separate/Exterior Entry, Full, Unfinished

## Exterior

Exterior Features	BBQ gas line, Private Yard
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	September 26th, 2024
Date Sold	October 30th, 2024
Days on Market	34
Zoning	R-1
HOA Fees	65.00
HOA Fees Freq.	ANN

## Listing Details

Listing Office	MaxWell Canyon Creek
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