\$749,000 - 316 Legacy Heights Se, Calgary

MLS® #A2227224

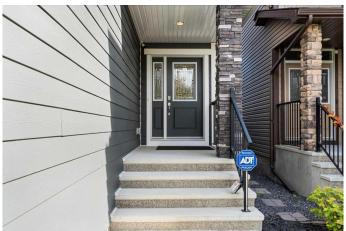
\$749,000

3 Bedroom, 2.00 Bathroom, 1,904 sqft Residential on 0.08 Acres

Legacy, Calgary, Alberta

OPEN HOUSE THIS SUNDAY JUNE 8th from 11am-1pm! Welcome to this exquisite 2-storey detached home, offering nearly 2000 square feet of above-grade in the highly sought-after community of Legacy. This residence provides an abundance of space to meet all your needs. As you enter, you'll be greeted by a bright and inviting layout, featuring an open-concept main floor that effortlessly blends the dining room, living room, and kitchen. A charming gas fireplace adds a touch of warmth and character to the living area. The quality finishes throughout the home highlight its elegance and style. The main level also conveniently connects to a spacious 2-car attached garage, a mudroom, and a half bath. Upstairs, you'll find two generously sized bedrooms, perfect for guests or children, along with a centrally located full bathroom, a large bonus room, an upstairs laundry room, and the primary bedroom. The primary suite is a true sanctuary, complete with a large walk-in closet and a luxurious ensuite that evokes a spa-like atmosphere. This meticulously maintained home provides a spacious and comfortable living environment for the whole family. With an unfinished basement, there's potential for additional living or recreational space tailored to your specific needs. The exterior features are equally impressive, showcasing hardy board siding, a spacious driveway for multiple vehicles, and a fenced yard with a back deck, perfect for outdoor entertaining or enjoying private







relaxation. Located on a quiet street and just steps from the ridge and community walking paths, this property offers a serene and peaceful setting. Legacy boasts an array of amenities, including scenic walking paths, ponds, schools, shopping centers, restaurants, and playgrounds. Its prime location provides easy access to Macleod Trail, Deerfoot Trail, and Stoney Trail, simplifying your daily commute. Families will appreciate the educational options available, with plans for various schools catering to all age groups from elementary through high school. The community also features recreational amenities, parks, soccer fields, and over 300 acres of protected environmental reserve, ensuring plenty of opportunities for leisure and outdoor activities. Don't miss the chance to make this meticulously maintained home yours in a highly desirable community. Contact your favorite agent today to schedule a viewing and discover the best of Legacy living!

Built in 2016

Essential Information

MLS® # A2227224

Price \$749,000

Bedrooms 3

Bathrooms 2.00 Full Baths 1

Half Baths 1

Square Footage 1,904 Acres 0.08 Year Built 2016

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 316 Legacy Heights Se

Subdivision Legacy
City Calgary
County Calgary
Province Alberta
Postal Code T2X 2E9

Amenities

Parking Spaces 4

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Breakfast Bar, Double Vanity, Kitchen Island, Open Floorplan, Pantry,

Soaking Tub, Storage, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Garage Control(s), Microwave, Refrigerator, Washer,

Window Coverings

Heating Forced Air

Cooling None
Fireplace Yes
of Fireplaces 1

Fireplaces Gas
Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Features Lighting, Rain Gutters

Lot Description Back Yard, Level, Rectangular Lot

Roof Asphalt Shingle
Construction Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed June 5th, 2025

Days on Market 2
Zoning R-G

Listing Details

Listing Office CIR Realty

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