

# \$644,000 - 1549 Legacy Circle Se, Calgary

MLS® #A2221324

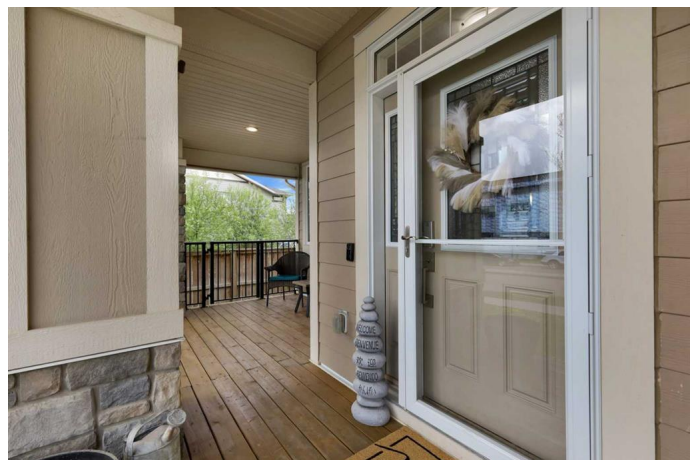
**\$644,000**

4 Bedroom, 4.00 Bathroom, 1,690 sqft

Residential on 0.08 Acres

Legacy, Calgary, Alberta

This is the one that you have been looking for! Large semi-detached home in Legacy! One of the largest plans that was built, this home features just over 2129sf total developed living space with numerous luxuries including upgraded flooring on the upper floors, 9ft ceilings, plantation blinds, extra windows to let in so much sun, and AIR CONDITIONING! This home offers a spacious bright foyer that leads to a large private main floor den with extra windows and 2 sliding glass privacy doors. The kitchen is perfect with 42" maple cabinets with undercabinet lighting, oven with glass cooktop, stone countertops, lots of counter space, a pantry, and an expansive island. The adjacent bright nook can host a table for 8, and next to that is the bright and airy great room with extra windows. You will also find a stylish 1/2 bath conveniently located near the spacious rear entrance that leads to your huge freshly stained west-facing deck with gas hook up, wiring/plumbing for a hot tub, double garage, and a landscaped and fenced backyard which offers privacy and seclusion. Out front you'll enjoy lounging on the shaded and welcoming veranda that looks out on the large side yard with a rail gate. On the upper level, you will discover 3 spacious bedrooms; a laundry room; 4-piece bath; 3-piece ensuite featuring a 7-foot shower with a bench and 10mil glass enclosure; and a perfect bonus/loft area for additional space. The lower level is fully developed with a large rec room, utility room, large bedroom, and



another 4-piece bath. Located conveniently within walking distance to transit, paths, parks, shopping, schools and of course the ravine. Additional trailer parking if needed by way of fence gate. You really don't want to miss out on viewing this fantastic home. Book it and Buy it!

Built in 2015

### **Essential Information**

MLS® #	A2221324
Price	\$644,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,690
Acres	0.08
Year Built	2015
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### **Community Information**

Address	1549 Legacy Circle Se
Subdivision	Legacy
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 3C3

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Breakfast Bar, High Ceilings, Kitchen Island, Open Floorplan, Pantry
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Water Softener, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Corner Lot, Few Trees, Gentle Sloping, Landscaped, Lawn, Low Maintenance Landscape, City Lot
Roof	Asphalt
Construction	Composite Siding, Stone
Foundation	Poured Concrete

## Additional Information

Date Listed	May 16th, 2025
Days on Market	8
Zoning	R-2M

## Listing Details

Listing Office	eXp Realty
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