

\$709,900 - 23 Legacy Glen Heights Se, Calgary

MLS® #A2196625

\$709,900

3 Bedroom, 3.00 Bathroom, 1,846 sqft

Residential on 0.07 Acres

Legacy, Calgary, Alberta

*LOOK MASTER BUILDER has added a long list of Builder upgrades to this amazing wide open home to ensure that you'll be thrilled with the final results on the possession day! Check and compare the standard features : Side entry to basement, walk through pantry, 7 ft. long kitchen island that has 2 drawers and 4 doors - a full length eating bar and 1" thick quartz countertop, 3 stylish pendant lights over the island, soft close cabinet doors and soft close drawers, two tone kitchen cabinets, "shaker styled" cabinet doors, cabinets roughed-in for a built-in microwave, chimney hood fan rough-in, huge kitchen pantry, 36" high upper cabinets, stylish Blanco Silgranit kitchen sink with soap dispenser, 2 sets of pots and pan drawers, gasline for a gas stove, large great room with 50" wide fireplace, a fireplace mantle, an in-wall conduit for a TV above the fireplace mantle, white "Zebra Blinds" window coverings, Berkley modern interior doors that provide more sound reduction, sturdy satin nickel wire shelving, California knockdown textured ceilings throughout, exquisite QUEST XL Luxury Vinyl Plank flooring on the main floor, dignified vinyl tile to be installed in the upper bathrooms and laundry room, wide staircase to the upper floor, black metal spindles on staircase and upper floor, black door handles, black hinges and matte black bathroom hardware, large 36 sf. laundry room, 6' long ensuite quartz countertop with 2 undermount sinks, free standing ensuite tub, 4' wide "TILED" ensuite



shower (tiled to the ceiling) 1 row of tile above counters in upper bathrooms, bathroom vanities have a bottom drawer, the main bath tub has vinyl tile extended to the ceiling, large bonus room, the mudroom has a built-in bench and coat hooks unit, triple pane windows, clean air filtration system(HRV), General Aire drip humidifier, 96% high efficiency 2 stage multi-speed furnace, 80 gal US hot water tank, ECOBEE SMART Thermostat with HRV control, 200 AMP electrical panel, 2 sewer backup valves, basement has plumbing rough-ins for a bathroom, laundry facilities and kitchen sink, 9 ft. foundation wall height, painted basement floor and stairs, soffit plug and switch, gasline for BBQ, elegant Arts and Crafts front elevation with stone accenting and a \$500 front landscaping certificate! Photos are representative. RMS measurements taken from Builder's blueprints.

Built in 2025

Essential Information

MLS® #	A2196625
Price	\$709,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,846
Acres	0.07
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	23 Legacy Glen Heights Se
Subdivision	Legacy

City
County
Province
Postal Code

Calgary
Calgary
Alberta
T2X 5Z5

Amenities

Amenities
Parking Spaces
Parking
of Garages

None
4
Double Garage Attached
2

Interior

Interior Features
Appliances
Heating
Cooling
Fireplace
of Fireplaces
Fireplaces
Has Basement
Basement

Bathroom Rough-in, Break
Kitchen Island, No Animal H
Pantry, Quartz Counters, S
Closet(s), Low Flow Plumbing
See Remarks
High Efficiency, Forced Air, H
None
Yes
1
Electric, Mantle, Great Room
Yes
Exterior Entry, Full, Unfinished

Exterior

Exterior Features
Lot Description
Roof
Construction
Foundation

BBQ gas line, Private Yard
Back Yard, Level, Rectangular Lot
Asphalt Shingle
Stone, Vinyl Siding, Wood Frame
Poured Concrete

Additional Information

Date Listed
Days on Market
Zoning
HOA Fees
HOA Fees Freq.

February 25th, 2025
53
R-1N
65
ANN

Listing Details



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