# \$769,900 - 340 Legacy Heights Se, Calgary

MLS® #A2215054

#### \$769,900

4 Bedroom, 3.00 Bathroom, 2,009 sqft Residential on 0.09 Acres

Legacy, Calgary, Alberta

Open House Sat 11-1!! Welcome to this stunning 4-bedroom, 3-bathroom home located in the heart of Legacy, one of Calgary's most vibrant and family-friendly communities. Designed with both elegance and everyday living in mind, this home offers incredible space, style, and comfort just minutes from schools, shopping, parks, and more.

#### Key Features:

• Open-Concept Main Floor: Bright and spacious with large windows fitted with Hunter Douglas blinds, and a seamless flow between the living, dining, and kitchen areasâ€"perfect for entertaining or keeping the family connected. The cozy gas fireplace in the living room adds warmth and charm year-round. • Chef's Kitchen with Gas Range: Featuring a high-end gas range, modern appliances, sleek cabinetry, and ample counter space, this kitchen is a dream for both the home cook and the passionate foodie. • Upper-Level Retreat: The second floor boasts FOUR spacious bedrooms, including a luxurious primary suite with a walk-in closet and a spa-style en suite. A bonus room adds flexible space for work, play, or relaxation. You'II also find a convenient laundry room and a stylish 4-piece bathroom. • Fully Landscaped with Comfort in Mind: Enjoy your outdoor space with a fully landscaped yard complete with underground sprinklers for low-maintenance care. Central air conditioning ensures year-round comfort







indoors.

• Double Attached Garage: Ideal for both parking and extra storage. Located in the fast-growing Legacy community in Calgary's southeast, this home is just steps from:

• Top-Rated Schools: Including All Saints High School and Legacy's brand new K-9 school.

• Exceptional Shopping & Dining: Close to Township Shopping Centre, Legacy Village, and Legacy Corner with over 250 retail options and restaurants.

• Outdoor Lifestyle: 300 acres of environmental reserve, over 15 km of walking paths, playgrounds, and parks just outside your door. Homes like this don't come around often. This is your chance to own a beautifully upgraded, move-in-ready home in one of Calgary's best communities. Book your private showing today and make this Legacy beauty your forever home!

Built in 2016

#### **Essential Information**

MLS® #	A2215054
Price	\$769,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,009
Acres	0.09
Year Built	2016
Туре	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## **Community Information**

Address Subdivision City County Province Postal Code	340 Legacy Heights Se Legacy Calgary Calgary Alberta T2X 2G2	
Amenities		
Amenities Parking Spaces Parking # of Garages	Other 4 Double Garage Attached 2	
Interior		
Interior Features	Closet Organizers, Double Vanity, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Vinyl Windows, Walk-In Closet(s)	
Appliances	Central Air Conditioner, Dishwasher, Dryer, Gas Range, Microwave Hood Fan, Refrigerator, Washer, Water Softener, Window Coverings	
Heating	Forced Air, Natural Gas	
Cooling	Central Air	
Fireplace	Yes	
# of Fireplaces	1	
Fireplaces	Gas	
Has Basement	Yes	
Basement	Full, Unfinished	
Exterior		
Exterior Features	BBQ gas line, Permeable Paving	
Lot Description	Few Trees, Landscaped, Lawn, Rectangular Lot, Underground Sprinklers	
Roof	Asphalt Shingle	
Construction	Cement Fiber Board, Vinyl Siding, Wood Frame	
Foundation	Pourod Concrete	

Foundation Poured Concrete

# **Additional Information**

Date Listed	April 25th, 2025
Days on Market	21
Zoning	R-G

HOA Fees 60 HOA Fees Freq. ANN

### **Listing Details**

Listing Office RE/MAX Landan Real Estate

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