\$875,000 - 14 Legacy Reach Bay Se, Calgary

MLS® #A2221647

\$875,000

4 Bedroom, 3.00 Bathroom, 2,226 sqft Residential on 0.09 Acres

Legacy, Calgary, Alberta

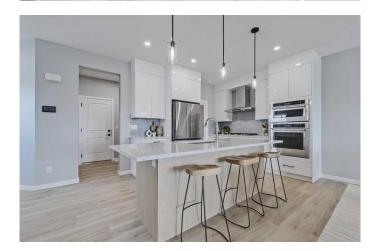
Welcome home to your BRAND NEW,
MOVE-IN READY DETACHED home in
LEGACY! Where clean design, premium
upgrades, and future-ready features (like the
SOLAR PANEL ROUGH-IN) come together on
a quiet CUL-DE-SAC w/ NO HOMES BEHIND
YOU â€" just wide-open skies and
uninterrupted backyard views!

The main floor features wide-plank luxury vinyl flooring and a spacious open-concept layout. You'II love the beautifully styled kitchen, complete w/ UPGRADED TOUCHLESS CABINETS, quartz counters, an extended island, a walk-in pantry, and a striking UPGRADED BACKSPLASH that adds texture and depth. The premium appliance package includes all UPGRADED KITCHENAID APPLIANCES, UPGRADED SAMSUNG FRIDGE, a LARGER SINK, and GARBURATOR for extra functionality. The attached dining space enjoys designer lighting and views into the bright living room, centred around a sleek linear fireplace wrapped in UPGRADED TILE, while oversized windows frame views of the green space behind.

A bright and large MAIN FLOOR BED/OFFICE SPACE has DUAL CLOSETS w/ quick access to the 3-PC BATH w/ walk-in shower and upgraded mirror. There's also an ADDITIONAL BROOM CLOSET W/ SHELF + OUTLET, upgraded black hardware, and a WALKTHROUGH MUDROOM that leads







directly into the FRONT-ATTACHED GARAGE w/ a ONE-FOOT EXTENSION, 240V OUTLET, and FUTURE GARAGE FURNACE ROUGH-IN. This garage is big enough to fit a pickup and SUV, w/ room to spare, plus enjoy additional parking around the centre island on the cul-de-sac! The home also features installed exterior cameras w/ a screen in the mudroom for your family's security.

Upgraded larger windows in the staircase w/ upgraded railing lead you upstairs to the bright bonus room. The primary suite overlooks the quiet backyard and features a generous walk-in closet, plush carpeting w/ an 8LB PAD, and a serene ensuite w/ dual sinks, a soaker tub, and an oversized glass shower. Two secondary bedrooms, one w/ DUAL CLOSETS, a full bathroom w/ UPGRADED MIRROR and modern vanity, and a LAUNDRY ROOM W/ AN ADDED SINK and UPGRADED SAMSUNG washer/dryer complete the upper level.

Downstairs, the basement is a blank slate! ROUGHED-IN FOR A FUTURE 2-BED LEGAL SUITE (subject to permits and approvals) w/ a PRIVATE SIDE ENTRANCE and ADDITIONAL WINDOW, this space is ready for your vision, whether it's rental income, a multigenerational setup, or ultimate rec space.

Legacy is one of south Calgary's most thoughtfully planned communities, w/ over 300 acres of green space and access to over 15 km of scenic walking paths. Just a 2-min drive or 10-min walk takes you to Legacy Village, where you'II find Sobeys, The Mash, F45, Starbucks, and Tim Hortons. Schools in the area include All Saints High School, Legacy School, and nearby Catholic and public options in Walden and Cranston. Quick access to Macleod Trail and Stoney Trail makes

commuting easy in any direction. And w/
Township Shopping Centre, South Health
Campus, and the Seton YMCA all under 15
min away, everything you need is within reach.

Built in 2025

Essential Information

MLS® # A2221647 Price \$875,000

Bedrooms 4
Bathrooms 3.00
Full Baths 3

Square Footage 2,226 Acres 0.09 Year Built 2025

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 14 Legacy Reach Bay Se

Subdivision Legacy
City Calgary
County Calgary
Province Alberta
Postal Code T2X 5W6

Amenities

Parking Spaces 4

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Bathroom Rough-in, Built-in Features, Closet Organizers, Double Vanity,

High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters,

Separate Entrance, Walk-In Closet(s)

Appliances Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop,

Microwave, Range Hood, Refrigerator, Washer

Heating Forced Air

Cooling None Fireplace Yes

of Fireplaces 1

Fireplaces Family Room, Gas, Tile

Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Features Lighting, Private Entrance, Private Yard

Lot Description Back Yard, Backs on to Park/Green Space, Cul-De-Sac, Front Yard,

Views

Roof Asphalt Shingle

Construction Cement Fiber Board, Stone, Wood Frame, Asphalt

Foundation Poured Concrete

Additional Information

Date Listed May 23rd, 2025

Days on Market 72 Zoning R-G

Listing Details

Listing Office RE/MAX House of Real Estate

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