# \$686,900 - 536 Legacy Circle Se, Calgary

MLS® #A2190166

### \$686,900

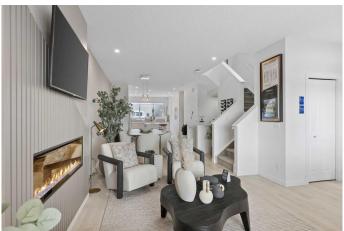
4 Bedroom, 4.00 Bathroom, 1,573 sqft Residential on 0.06 Acres

Legacy, Calgary, Alberta

### \*\*SHOW HOME

ALERT!\*\*LEASEBACK\*\*VERIFIED Jayman BUILT Show Home! \*\* Great & rare real estate investment opportunity \*\* Start earning money right away \*\* Jayman BUILT will pay you per month to use this home as their full time show home \*\* PROFESSIONALLY DECORATED with all of the bells and whistles. \*SIDE ENTRY\*NEW FLOOR PLAN\* This outstanding home will have you at "HELLO!" Exquisite & beautiful, you will immediately be impressed by Jayman BUILT's "LOGAN 18" Signature Home located in the up & coming community of Legacy. A lovely neighborhood with new schools & great new amenities welcomes you into over 2200\*+ sq ft of luxury living space featuring stunning craftsmanship and thoughtful design. Offering an open floor plan featuring outstanding design for the most discerning buyer! This highly functional floorplan boasts an elevated and stunning GOURMET kitchen with QUARTZ COUNTER TOPS and beautiful centre island with Flush Eating Bar & Sleek stainless-steel appliances including a WHIRLPOOL French Door refrigerator with icemaker, Electric slide in smooth top range and over the range microwave with hood fan flowing nicely into the adjacent spacious dining room. All creatively overlooking your wonderful Great Room complimented with a stunning electric fireplace and a bank of amazing windows inviting an abundance of natural daylight in. To complete this level you have a pantry and convenient







half bath located near the rear of the home with a quaintly designated mud room heading out to your back yard where you will discover enough room for you to build a double detached garage. Discover the upper level where you will enjoy a lovely flex area, full bath, convenient 2nd floor laundry and three sizeable bedrooms with the Primary Suite boasting a sizeable walk-in closet and 3pc en suite with oversized shower. The FULLY FINISHED lower level offers a huge rec room, spacious guest room with walk-in closet and a full bath with oversized shower along with a CONVENIENT SIDE ENTRY! - Enjoy the lifestyle you & your family deserve in a wonderful Community you will enjoy for a lifetime. Jayman's standard inclusions feature their Core Performance with 10 Solar Panels. BuiltGreen Canada standard, with an EnerGuide Rating, UV-C Ultraviloet Light Purification System, High Efficiency Furnace with Merv 13 Filters & HRV unit, Navien Tankless Hot Water Heater, Flurry QUARTZ counter tops in kitchen, pantry, open to above stairwell, Air Conditioning, Window Coverings, Triple Pane Windows and Smart Home Technology Solutions! Welcome Home!

Built in 2023

#### **Essential Information**

MLS® # A2190166 Price \$686,900

Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Year Built

Square Footage 1,573 Acres 0.06

Type Residential

2023

Sub-Type Detached
Style 2 Storey
Status Active

## **Community Information**

Address 536 Legacy Circle Se

Subdivision Legacy
City Calgary
County Calgary
Province Alberta
Postal Code T2X 5J5

### **Amenities**

Amenities None Parking Spaces 2

Parking Alley Access, Gravel Driveway, Off Street

Interior

Interior Features High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, No Animal

Home, No Smoking Home, Open Floorplan, Pantry, Smart Home, Tankless Hot Water, Walk-In Closet(s), Vinyl Windows, Quartz Counters

Appliances Bar Fridge, Dishwasher, Microwave Hood Fan, Refrigerator,

Washer/Dryer, Central Air Conditioner, Electric Range, Tankless Water

Heater

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes # of Fireplaces 1

Fireplaces Electric, Great Room

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features None

Lot Description Back Lane, Rectangular Lot

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame, Cement Fiber Board, Stone

Foundation Poured Concrete

### **Additional Information**

Date Listed January 25th, 2025

Days on Market 198 Zoning R-G

HOA Fees 60

HOA Fees Freq. ANN

### **Listing Details**

Listing Office Jayman Realty Inc.

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