

# \$740,000 - 18 Legacy Reach Park Se, Calgary

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MLS® #A2207941

**\$740,000**

4 Bedroom, 3.00 Bathroom, 2,331 sqft

Residential on 0.01 Acres

Legacy, Calgary, Alberta

Welcome to 18 Legacy Reach Park! This stunning 2,331 sq ft home by Sterling Homes offers the perfect combination of style, function, and space with premium upgrades galore. Designed with families and entertainers in mind, this home features a rare 4-bedroom upstairs layout and a thoughtfully designed open-concept main floor. At the heart of the home is a chef-inspired kitchen, boasting a massive island perfect for gatherings, gorgeous cabinetry, stainless steel appliances, a gas range, a wall-mounted oven, microwave, and an oversized walk-in custom pantry with built-in shelving. The spacious living area is warm and inviting, featuring big windows that flood the space with natural light and a stylish electric fireplace. A main-floor office provides the ideal space for working from home or studying. Upstairs, a large bonus room offers additional living space, as well as the upstairs laundry room adding everyday convenience. The primary suite is a true retreat, complete with a 5-pc ensuite, featuring a dual vanity, large glass shower, separate soaker tub, and an oversized walk-in closet. The unfinished basement is a blank canvas, ready for your personal touch. Outside, the home is finished with durable and stylish Hardie board siding, enhancing both its curb appeal and longevity. This beautifully upgraded home is the one you've been waiting for! Don't miss your chance to make it yours! Call today to book your viewing!



Built in 2023

**Essential Information**

MLS® #	A2207941
Price	\$740,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,331
Acres	0.01
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	18 Legacy Reach Park Se
Subdivision	Legacy
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 5C5

**Amenities**

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

**Interior**

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Walk-In Closet(s), Closet Organizers, Double Vanity, Granite Counters, Open Floorplan, Pantry, Separate Entrance, Storage
Appliances	Dishwasher, Refrigerator, Oven-Built-In, Dryer, Gas Range, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Electric, Living Room
Has Basement	Yes
Basement	Full, Exterior Entry, Unfinished

### Exterior

Exterior Features	Other
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 2nd, 2025
Days on Market	93
Zoning	R-G
HOA Fees	65
HOA Fees Freq.	ANN

### Listing Details

Listing Office	Coldwell Banker United
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