



## 187 Legacy Glen Parade Calgary Alberta

\$609,900

NEW never lived in EXECUTIVE HOME BACKING A GREENBELT offering direct access to the community of Legacy's vast pathways systems and only steps from Legacy's Yellow Park with DOUBLE FRONT ATTACHED GARAGE. This "Stella" model is built by Armour Developments Ltd, located in their exclusive section of Aurora in Legacy. Main floor boasts a spacious entry which leads to open open-concept main floor plan. Gourmet kitchen which sits adjacent to the dining room and great room boasts stone countertops, shaker profile cabinets with full height, 42" uppers, pot drawers, soft close doors and draws, tiled backsplash, walk-in pantry, under cabinet lighting, peninsula island with eating bar and STAINLESS STEEL APPLIANCES (fridge with water and ice maker). Dining room has a patio door leading out to the rear yard with greenbelt beyond. The main floor is completed by a two-piece powder bathroom and features 9' knockdown ceilings and wide plank hardwood flooring throughout. The upper level showcases three bedrooms, a spacious bonus room, four-piece main bathroom. Laundry is conveniently located on the upper level. The primary bedroom has both a walk-in closet and four-piece ensuite bathroom. The basement is ready for your future choice development. Numerous windows throughout allow for loads of natural light throughout. In addition to the designer specifications found throughout the home, the elevated finishings of this home feature maintenance-free, non-combustible, fibre cement siding with eldorado stone accents, precast concrete steps and poured concrete walkways. Double soundproof, fireproofed, common walls, low solar heat gain PVC windows and Delta Trinsic series plumbing hardware. View it before it's gone, only one of two currently remaining in Aurora in Legacy. (id:6769)

Kitchen 3.05 M x 2.74 M

Other 3.30 M x 2.44 M

Great room 4.78 M x 39.62 M

2pc Bathroom .00 M x .00 M

Bedroom 4.01 M x 3.35 M

Bedroom 3.51 M x 2.84 M

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Bonus Room 3.79 M x 2.95 M

5pc Bathroom .00 M x .00 M

4pc Bathroom .00 M x .00 M

Listing Presented By:



Originally Listed by:  
RE/MAX REAL ESTATE (CENTRAL)

<http://www.joeviani.com/>



See

**Mirror**

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