



# 18 Legacy Path Calgary Alberta

\$399,900

\*OPEN HOUSE: Saturday July 5th from 1-3:30PM.\* Light, bright, and designed for effortless living, this stylish three-storey townhouse offers the perfect step up from condo life. With a double tandem garage, a lock-and-leave lifestyle, and no outdoor maintenance to worry about, it's ideal for first-time buyers or busy professionals looking for functional space with a modern edge. The open-concept main floor feels airy and expansive, with natural light streaming through large windows and a sunny south-facing balcony off the kitchen--perfect for sipping morning coffee or enjoying golden hour with friends. The kitchen is both beautiful and functional, featuring quartz counters, classic subway tile, upgraded stainless steel appliances, and a breakfast bar where meals and memories can be shared. A convenient powder room is discreetly tucked beside the kitchen for added ease. Upstairs, two identical primary suites each offer their own private ensuite bathrooms and spacious walk-in closets--perfect for roommates, guests, or a future home office. A dedicated laundry room completes the upper level for practical daily living. The entry level features a generous double tandem garage with plenty of room for two vehicles, extra storage, or a home gym setup, plus a utility room for added convenience. Located in a well-kept complex with a peaceful courtyard, this townhouse offers low-maintenance living in the heart of Legacy. Enjoy close proximity to Legacy Pond, walking paths, restaurants, shopping, and a quick drive down to the Bow River. With easy access to Macleod and Stoney Trail, commuting and weekend getaways are a breeze. This home is crafted for meaningful living--where friends and family gather, grow, and thrive, memories are made, and your Legacy story begins! (id:6769)

Laundry room 3.50 Ft x 3.50 Ft  
 Primary Bedroom 11.00 Ft x 10.50 Ft  
 Bedroom 11.00 Ft x 10.00 Ft  
 4pc Bathroom 8.00 Ft x 4.00 Ft  
 4pc Bathroom 7.67 Ft x 7.00 Ft

Kitchen 16.50 Ft x 8.67 Ft  
 Dining room 10.50 Ft x 7.50 Ft  
 Living room 14.00 Ft x 9.50 Ft  
 2pc Bathroom 5.50 Ft x 5.00 Ft

Listing Presented By:



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