

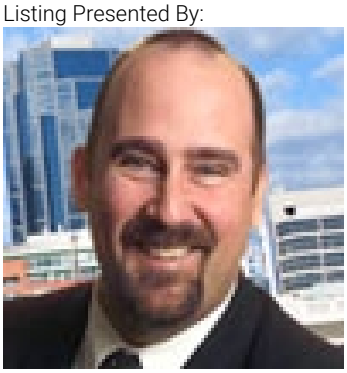
50 Legacy Woods Circle Calgary Alberta

$849,900

WELCOME TO THE WOODS - ONE OF LEGACY'S MOST UNIQUE & SOUGHT-AFTER ENCLAVES! Tucked away among mature Aspen trees, this special pocket was designed around nature, featuring larger lots, beautiful homes & a quieter residential setting. Situated on an impressive 5,586 sq ft lot, considerably LARGER than many other homes in Legacy, this property backs onto beautiful treed area & walking pathway. For families, the location is exceptional! Pathway provides DIRECT access to Living Spirit Catholic K-9 School - without ever having to cross a street! Imagine the convenience of watching your children walk to school ... right from home. PLUS Catholic High School in Legacy!! Parks, playgrounds, ball diamonds & Legacy's extensive pathway system are nearby - with shopping & restaurants just mins away. Location is GREAT but home is also exceptional! 3056 sqft of dev space on 3 levels. Built by Westcreek - sellers customized their Birch Model - added sq ft + made other changes - creating a PERFECT / UNIQUE family home! Amazing curb appeal, NOT Zero Lot Line, authentic stonework, James Hardie siding, aggregate driveway and a lovely SOUTH facing Front porch. Plus enjoy Stamped Concrete in the backyard, Firepit, Dalkin High Efficiency AC, Deck with gas line for your BBQ - all on a level lot with TREES in your yard & behind! Walk in & enjoy large BRIGHT foyer + 9 ft ceilings. OPEN concept living, dining, kitchen area - perfect for keeping families together. Mn floor office w/amazing views! 2 piece bath, HUGE mudroom that offers storage & provides direct access to garage. Oversized 20' 11" x 23' 5" garage - drywalled/insulated w/windows & SOUTH facing - so no need to pay to heat it! SO many windows bring the outside IN! Kitchen offers GAS stove, SS appliances, walk in pantry, SO many cabinets, quartz counters + massive island w/hidden cabinets offers unexpected storage for ite...

4pc Bathroom 7.92 Ft x 4.92 Ft
5pc Bathroom 9.58 Ft x 9.58 Ft
Bedroom 12.17 Ft x 10.25 Ft
Bedroom 10.83 Ft x 11.42 Ft
Bonus Room 11.50 Ft x 12.08 Ft
Laundry room 9.50 Ft x 7.50 Ft
Office 6.58 Ft x 8.08 Ft
Recreational, Games room 22.83 Ft x 20.75 Ft
Furnace 15.25 Ft x 7.67 Ft
2pc Bathroom 7.83 Ft x 3.25 Ft
Dining room 8.25 Ft x 12.67 Ft
Foyer 8.33 Ft x 6.08 Ft

Listing Presented By:



Originally Listed by:
Royal LePage Benchmark

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RE/MAX Realty Professionals

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Primary Bedroom 13.92 Ft x 12.75 Ft

Other 8.67 Ft x 8.67 Ft

4pc Bathroom 9.33 Ft x 7.58 Ft

Bedroom 14.08 Ft x 8.92 Ft

Kitchen 18.33 Ft x 9.83 Ft

Living room 14.67 Ft x 12.67 Ft

Other 12.25 Ft x 7.08 Ft