

# \$442,000 - 1673 Legacy Circle Se, Calgary

MLS® #A2228533

**\$442,000**

2 Bedroom, 3.00 Bathroom, 1,252 sqft

Residential on 0.02 Acres

Legacy, Calgary, Alberta

Welcome to this beautiful 3-storey townhome with a double attached tandem garage, with visitor parking nearby, ideally located in the highly sought-after community of Legacy in the South of Calgary. With a thoughtfully designed layout and charming curb appeal, this home offers the perfect blend of comfort, functionality, and community living. Inside, you'll find two spacious primary bedrooms, each with its own private ensuite, making it an ideal setup for roommates, guests, or family living. A convenient half bath on the main floor is perfect for entertaining friends and visitors. The open-concept main floor features a light colour palette, large windows, and an abundance of natural light, creating a warm and inviting atmosphere throughout. The beautiful upgraded kitchen boasts gorgeous quartz counter tops with an extended spacious island, sleek stainless steel appliances, stylish subway tile back splash and full height cabinets. all complimented by the luxury vinyl plank flooring that extends from front to back seamlessly. Step out the front door to enjoy street-facing access, extra parking for guests, and the convenience of being just steps from the bus stop—so close you can relax with your morning coffee until it arrives! Legacy is a vibrant, master-planned community nearing completion, known for its pride of ownership, winding walking paths, and serene ponds. Come winter, the neighbourhood glows with the magic of over 1 million Christmas lights, creating a festive and welcoming environment



## 1673 LEGACY CIRCLE SE

REICAM MEASUREMENT STANDARD - CALGARY AB

ENTRY LEVEL (AG) - 90.09 Sq Ft / 8.37 m<sup>2</sup>

ENTRY LEVEL UTILITY (AG) - 29.48 Sq Ft / 2.74 m<sup>2</sup>

MAIN LEVEL (AG) - 554.50 Sq Ft / 51.51 m<sup>2</sup>

UPPER LEVEL (AG) - 577.48 Sq Ft / 53.64 m<sup>2</sup>

TOTAL ABOVE GRADE RMS SIZE - 1251.53 Sq Ft / 116.26 m<sup>2</sup>



for all. Located near the exciting Legacy Township commercial area, youâ€™re minutes away from restaurants, shopping, and grocery stores. With All Saints High School already in place and a new K-9 school opening in 2026, Legacy is built for growing families. The community also features 300 acres of environmental reserve, 12 playgrounds, and 4 commercial shopping hubs, making everything you need easily accessible. Whether youâ€™re a first-time homebuyer, downsizing, or simply looking to live in a connected and scenic neighbourhood, this home and community offer the best of modern living. Donâ€™t miss your chance to call Legacy home!

Built in 2020

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2228533      |
| Price          | \$442,000     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,252         |
| Acres          | 0.02          |
| Year Built     | 2020          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Storey      |
| Status         | Active        |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 1673 Legacy Circle Se |
| Subdivision | Legacy                |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |

Postal Code T2X 4H9

### Amenities

Amenities None  
Parking Spaces 2  
Parking Double Garage Attached, En  
# of Garages 2



### Interior

Interior Features Breakfast Bar, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Vinyl Windows, Walk-In Closet(s)  
Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings  
Heating Forced Air, Natural Gas  
Cooling None  
Basement None

### Exterior

Exterior Features None  
Lot Description Back Lane, Low Maintenance Landscape, Rectangular Lot  
Roof Asphalt Shingle  
Construction Stone, Vinyl Siding, Wood Frame, Cement Fiber Board  
Foundation Poured Concrete

### Additional Information

Date Listed June 6th, 2025  
Days on Market 10  
Zoning M-2  
HOA Fees 36  
HOA Fees Freq. ANN

### Listing Details

Listing Office Jayman Realty Inc.

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