



GRASSROOTS
REALTY GROUP

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95 Legacy Glen Row
Calgary, Alberta

MLS # A2243395



\$669,000

Division:	Legacy		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,591 sq.ft.	Age:	2018 (7 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Lawn, Level, Low Maintenance Landscape		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Finished, Full, Suite	LLD:	-
Exterior:	Concrete, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters		

Inclusions: N/A

Welcome to this stunning 3-bedroom detached home with a fully legal 1-bedroom Legal suite, located in the highly sought-after SE community of Legacy. From the moment you arrive, the large covered front porch offers a warm welcome and a perfect space to unwind. Inside, the home features an open-concept layout with a modern neutral color palette, luxury vinyl plank flooring, high ceilings, and an upgraded lighting package. The center kitchen is a true showstopper, boasting stainless steel appliances, custom cabinetry, quartz countertops, a custom tiled backsplash, and a large island, all filled with natural light from expansive windows overlooking the backyard. A convenient powder room completes the main level. Upstairs, you'll find a spacious primary bedroom with a walk-in closet and a 4-piece ensuite, along with two additional bedrooms, a full bath, and a dedicated laundry room. The fully developed basement offers a one-bedroom Legal suite with a private side entrance, a full upgraded kitchen, 4-piece bathroom, separate laundry, ample storage, and a spacious living area—ideal for rental income or multi-generational living. This home combines style, functionality, and flexibility, all within one of Calgary's most desirable communities.