



**8 Legacy Terrace SE
Calgary, Alberta**

MLS # A2301183



\$799,000

Division:	Legacy		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,358 sq.ft.	Age:	2013 (13 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	Corner Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame, Wood Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters, No Smoking Home, Wired for Sound		

Inclusions: n/a

Welcome Home to this beautifully maintained, FULLY DEVELOPED home on a large CORNER LOT in the sought-after community of Legacy. With over 2,300 sq ft above grade, this 5 BEDROOM, 3.5 BATHROOM home offers the kind of space, layout, and upgrades that just make sense for real life. The main floor is bright, open, and thoughtfully designed with 9" ceilings, WIDE PLANK ENGINEERED HARDWOOD flooring, and a versatile FRONT OFFICE with French doors—perfect for working from home or creating a quiet retreat. The kitchen is truly the heart of the home, featuring GRANITE countertops, a massive island, WALK-IN PANTRY, built-in appliances including an induction cooktop, wall oven, microwave, hood fan, and even a built-in wine rack and beverage fridge. It opens seamlessly into the dining and living areas, complete with a cozy GAS FIREPLACE. Upstairs, the space continues to impress with HARDWOOD FLOORING throughout the BONUS ROOM with VAULTED CEILINGS, and a built-in sound system with ceiling speakers. The primary suite feels like a retreat, offering a spacious WALK-IN CLOSET and a luxurious 5-PIECE ENSUITE with double sinks, soaker tub, and steam shower. Three additional bedrooms, a full bathroom (with his and hers sinks), and a convenient upper laundry room complete this level. The FULLY FINISHED BASEMENT adds even more flexibility with a large rec room, family space, 5th bedroom, full bathroom, and additional storage. Step outside to a PROFESSIONALLY LANDSCAPED yard designed to be enjoyed. You'll find a beautiful deck, pergola, lush green space, and an underground irrigation system covering the front, back, and side yards. Mature trees add privacy, and the corner lot offers extra parking plus the added bonus of no sidewalk to shovel. Located just steps to pathways, ponds,

and green space, this home also offers easy access to everything that makes Legacy so popular—including Township shopping, restaurants, transit, and schools. With quick connections to Macleod Trail, Stoney Trail, Deerfoot, and close proximity to Fish Creek Park and the South Health Campus, the location truly checks every box. Contact your favourite Realtor and arrange a private viewing today!