



GRASSROOTS
REALTY GROUP

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119 Legacy Glen Park SE
Calgary, Alberta

MLS # A2211611



\$888,800

Division:	Legacy		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,528 sq.ft.	Age:	2016 (9 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Backs on to Park/Green Space, Front Yard, Landscaped, No Neighbours Beh		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Double Vanity, Granite Counters, Kitchen Island, No Animal Home, Pantry		

Inclusions: NONE

Backing onto SCHOOL/GREEN SPACE/PARK with views is this beautiful family home on a quiet street in desire community of LEGACY! Proof of quality craftsmanship through out, this Jayman built house features a spacious open plan on main floor. Big picture windows in both family room & dinning room over looking backyard and green space, a chef's favorite GOURMET kitchen packed with TWO islands W/GRANITE counter tops, sleek stainless steel ELECTROLUX appliances including GAS RANGE, built-in WALL OVEN & Venmar's stylish HOOD FAN. Not to mention the HUGE walk-in pantry which can even fit your extra freezer or fridge! Cozy gas fireplace with mantle in family room for your winter days. Step up to the upper level you will find a centralized Bonus room, 3 good sized bedrooms, 2 full bathrooms and a handy laundry room! Enjoy a movie night in the bonus room with your big screen TV or use as a quiet office area all at your choice. Huge master suite including his & her vanities W/mirrors, 2 WALK-IN CLOSETS, gorgeous SOAKER TUB & FREE STANDING shower! Other highlights including NAVIEN TANKLESS Water Heater and fully landscaped backyard with 10'x14' deck, 20'x 33' concert patio, flower beds and walk ways. Walk to school & watch your kids play in the park while relaxing in your lawn chair after a long day at work! The approved new Legacy Catholic K-9 school is scheduled to finish construction by 2026 so don't miss this opportunity to be so close to school! Such a premium lot will cost way lot more if you build new. Call today to view. **Open house Sat May 24th 12-4pm & Sun May 25th 12-2pm**