

\$579,900 - 1318 Legacy Circle Se, Calgary

MLS® #A2254107

\$579,900

3 Bedroom, 3.00 Bathroom, 1,528 sqft
Residential on 0.06 Acres

Legacy, Calgary, Alberta

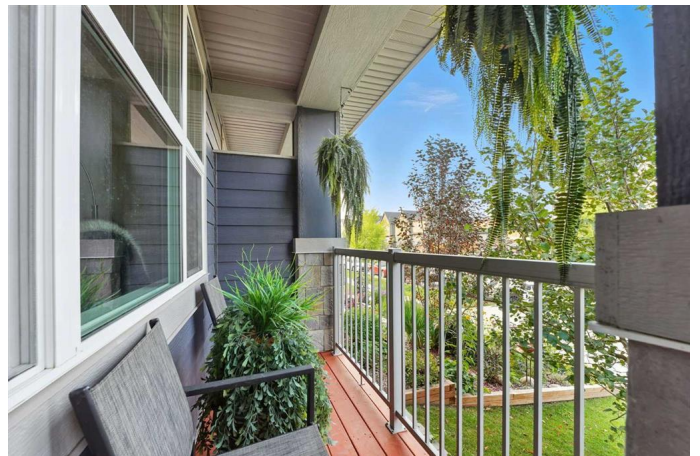
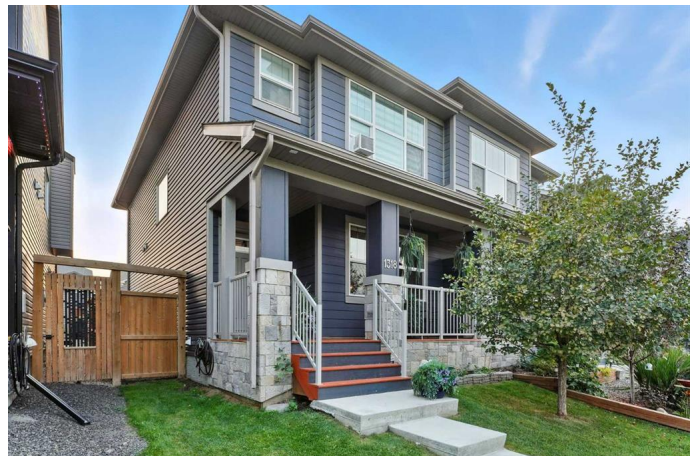
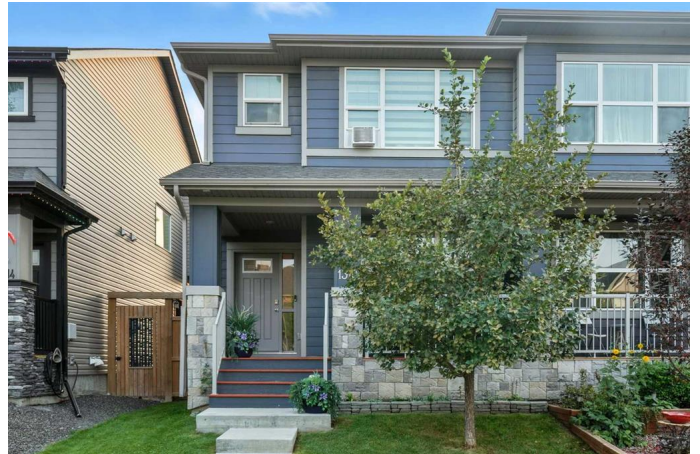
Welcome to 1318 Legacy Circle SE! The perfect blend of style, comfort, and convenience in one of Calgary's most sought-after communities!

From the moment you arrive, you'll love the inviting front porch and sitting area, perfect for morning coffee or evening chats. Step inside to a bright and open main floor featuring 9-foot ceilings, oversized windows, and upgraded Muskoka smoke tile flooring that flows seamlessly throughout. The spacious family room is ideal for entertaining or cozy nights in, while the chef-inspired kitchen boasts a gas stove, oversized island, garburator, and plenty of cabinetry to keep everything organized.

The sunny south-facing backyard is built for outdoor living with a massive deck (freshly refinished in 2025), BBQ pad, and a fenced, no maintenance yard leading to the double detached garage.

Upstairs, the primary suite is a true retreat with huge windows, a walk-in closet, and a private 3-piece ensuite. Two additional bedrooms, a full 3-piece bathroom with a tub/shower combo, and the laundry room complete the upper level. The unfinished basement with roughed-in plumbing offers endless potential for future development plus loads of built-in storage.

This home is perfectly located just steps from the upcoming Living Spirit K-9 Catholic School (opening Feb 2026), close to All Saints High School, and within walking distance to shops,



restaurants, gyms, and all the amenities Legacy has to offer.

Recent updates include: a brand-new Bosch dishwasher (2025), updated window coverings on the main floor and primary bedroom (2025), and the freshly sanded/painted front porch and back deck (2025).

Don't miss your chance to own this turnkey home in the vibrant, family-friendly community of Legacy! Move-in ready and waiting for you, book a showing today!

A2254107

Built in 2018

Essential Information

MLS® #	A2254107
Price	\$579,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,528
Acres	0.06
Year Built	2018
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	1318 Legacy Circle Se
Community	Legacy
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X3C9

Amenities

Amenities	Other
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Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Bathroom Rough-in, Ceiling Fan(s), Chandelier, Closet Organizers, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Freezer, Garburator, Gas Cooktop, Refrigerator, Washer/Dryer Stacked, Window Coverings, Gas Oven
Heating	Forced Air, Natural Gas
Cooling	Window Unit(s)
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Garden, Landscaped, Lawn, Low Maintenance Landscape, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 4th, 2025
Days on Market	61
Zoning	R2-M
HOA Fees	60
HOA Fees Freq.	ANN

Listing Details

Listing Office	eXp Realty
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