

**292 Legacy Reach Circle SE  
Calgary, Alberta**

**MLS # A2296254**



**\$970,000**

<b>Division:</b>	Legacy		
<b>Type:</b>	Residential/House		
<b>Style:</b>	5 Level Split		
<b>Size:</b>	2,372 sq.ft.	<b>Age:</b>	2022 (4 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.12 Acre		
<b>Lot Feat:</b>	No Neighbours Behind		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Double Vanity, High Ceilings, Kitchen Island, Quartz Counters, Recessed Lighting, Soaking Tub, Tankless Hot Water, Walk-In Closet(s)		
<b>Inclusions:</b>	N/A		

This isn't just a house, it's a home built for comfort, style, and everyday living. Welcome to 292 Legacy Reach Circle SE, a beautifully designed Jayman built Elliott 24 model that sits on the ridge. It blends modern finishes with thoughtful functionality in one of Calgary's most desirable communities. From the moment you walk in, you're greeted by a spacious, welcoming foyer that actually gives you room to breathe, drop bags, and comfortably welcome guests. It sets the tone for the rest of this home. The main floor features engineered hardwood flooring and a bright, open concept layout that flows seamlessly into the heart of the home. The stunning kitchen complete with sleek quartz countertops, ample cabinetry, a full walk in pantry and space to gather, entertain, and live your everyday life with ease. This level is well rounded with a den or office space for a multitude of space. One of the standout features of this home is the private primary retreat, set on its own level creating a true separation from the rest of the home. This space feels like your own sanctuary, complete with a large walk-in closet and a luxurious 5 piece ensuite featuring dual sinks, a soaker tub, and a separate shower. Upstairs, you'll also find two additional generously sized bedrooms, a full bathroom, and a versatile bonus room perfect for movie nights or a kids' hangout space. The unfinished basement is a blank canvas, ready for your vision whether that's extra living space, a gym, or the ultimate entertainment area. The location is key for access to pathways, parks, schools, and amenities. This home offers everything you need. Book your showing now! Homes with views, layout, and upgrades like this don't come up often &mdash; this is your chance to make it yours.