



**6 Legacy Woods Crescent SE
Calgary, Alberta**

MLS # A2307313



\$1,335,000

Division:	Legacy		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,971 sq.ft.	Age:	2021 (5 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Heated Garage, Triple Garage Attached		
Lot Size:	0.15 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Corner Lot, Cul-De-Sac, Landscaping		

Heating:	Forced Air, Zoned	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-

Features: Bathroom Rough-in, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Storage, Tray Ceiling(s), Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Wired for Sound

Inclusions: Induction Stove, Built in Microwave, Pro-Slat Wall, Solar Panels (36), Built in speakers, Receiver, Sheds (2), Gemstone Lighting

Located in Legacy, this former Crystal Creek show home (2021) offers a rare combination of net-zero efficiency, premium lot positioning, and show-home level finish. Set on a corner lot backing directly onto green space and park, this home provides open views, added privacy, and a backyard that feels both spacious and functional, something rarely found in newer communities. With approximately 3,000 sq ft above grade, the home features 4 bedrooms and 2.5 bathrooms with a layout designed for modern living. Large windows bring in natural light while maintaining a strong connection to the outdoor space. The exterior stands out immediately with stone detailing, architectural lines, and exterior full around the house Gemstone lighting, creating a striking presence both day and night. Built for performance as well as comfort, the home includes a net-zero solar system designed to offset electricity and natural gas usage, offering long-term efficiency and cost savings. The backyard is designed for real use—open lawn space, a defined patio area, and direct access to green space beyond, making it ideal for entertaining, relaxing, or family use without feeling constrained by neighbouring homes. Additional highlights: Finished garage with epoxy floors and ProSlat wall system. Generous covered front veranda. Whole-home water softener and advanced air filtration system (UV, Carbon, HEPA). Integrated Sonos sound system, Lutron smart lighting, and home alarm system. Power blinds in Great room. Unfinished basement ready for future development. This is a rare opportunity to own a high-performance home on one of the best lot types in Legacy, combining location, efficiency, and finish in a way that is difficult to replicate.