

# \$315,000 - 1305, 81 Legacy Boulevard Se, Calgary

MLS® #A2197167

**\$315,000**

2 Bedroom, 2.00 Bathroom, 701 sqft

Residential on 0.00 Acres

Legacy, Calgary, Alberta

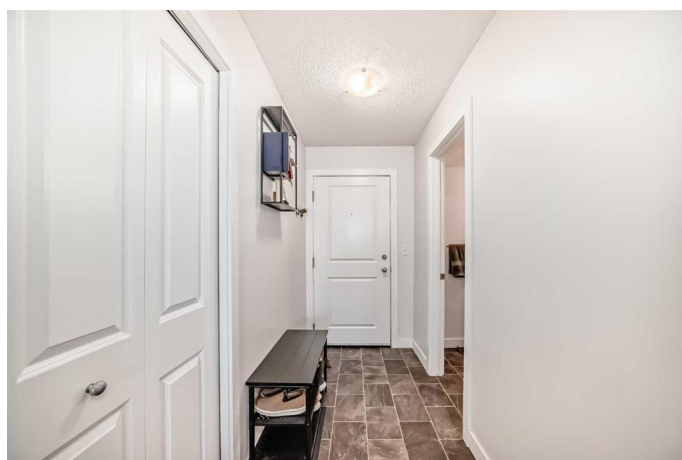
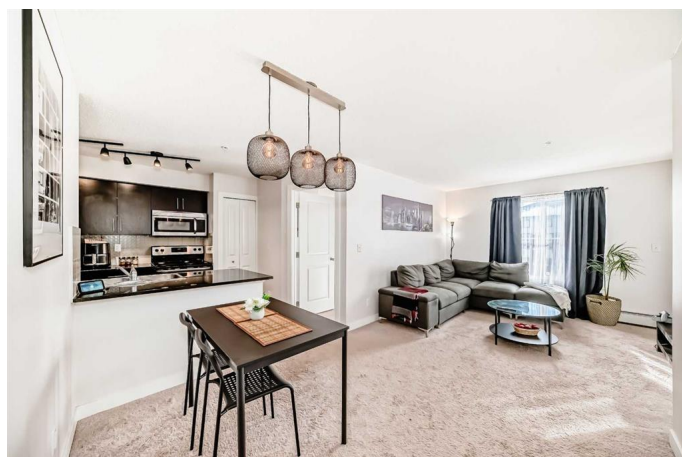
Welcome to this beautifully maintained 2-bedroom, 2-bathroom condo in the of community of Legacy. Situated on the 3rd floor, in this recently painted home you'll find a well-designed layout featuring two spacious bedrooms and two full baths, including a 3-piece ensuite and a walk-through closet in the primary suite. The open-concept living area boasts an upgraded kitchen with granite countertops, a convenient eating bar, and stainless steel appliances. The living and dining areas flow seamlessly, leading to a private balconyâ€”perfect for relaxation.

Additional highlights include in-suite laundry and a titled underground parking stall for convenience and security. Legacy is a vibrant community offering parks, playgrounds, shopping, and more, making this home a fantastic choice for first-time buyers and investors alike. Donâ€™t miss out on this incredible opportunity!

Built in 2015

## Essential Information

MLS® #	A2197167
Price	\$315,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	701



Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Active

### **Community Information**

Address	1305, 81 Legacy Boulevard Se
Subdivision	Legacy
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 2B9

### **Amenities**

Amenities	Elevator(s), Parking, Visitor Parking, Laundry
Parking Spaces	1
Parking	Assigned, Underground

### **Interior**

Interior Features	Granite Counters, Storage
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Baseboard
Cooling	None
# of Stories	4

### **Exterior**

Exterior Features	Balcony
Construction	Stone, Vinyl Siding, Wood Frame

### **Additional Information**

Date Listed	February 25th, 2025
Days on Market	91
Zoning	M-X2
HOA Fees	36
HOA Fees Freq.	ANN

### **Listing Details**

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.