

# \$350,000 - 3304, 215 Legacy Boulevard Se, Calgary

MLS® #A2202541

## \$350,000

2 Bedroom, 2.00 Bathroom, 771 sqft  
Residential on 0.00 Acres

Legacy, Calgary, Alberta

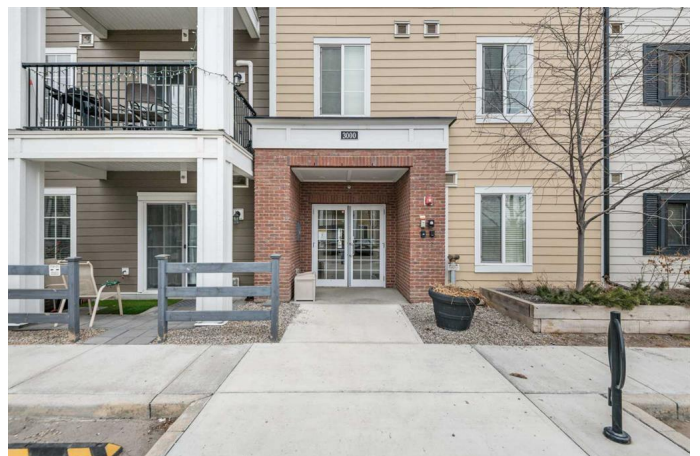
Welcome to this beautifully designed 2-bedroom, 2-bathroom condo in the heart of Legacy! This bright and spacious unit features an open-concept layout with a large living room that flows seamlessly onto an Large balcony, perfect for relaxing or entertaining. The modern kitchen is a dream, boasting stainless steel appliances, a large kitchen island, and stunning quartz countertops. The primary bedroom includes a private ensuite bathroom, offering comfort and convenience. This unit also comes with underground parking and a dedicated storage locker, adding extra value and convenience.

Located in a prime spot, this home is directly across from a playground and just a five-minute walk to schools, shopping, restaurants, and everyday essentials. Don't miss this opportunity to own a stylish and well-located home in a vibrant community!

Built in 2017

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2202541  |
| Price          | \$350,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 771       |



|            |                   |
|------------|-------------------|
| Acres      | 0.00              |
| Year Built | 2017              |
| Type       | Residential       |
| Sub-Type   | Apartment         |
| Style      | Single Level Unit |
| Status     | Active            |

### **Community Information**

|             |                               |
|-------------|-------------------------------|
| Address     | 3304, 215 Legacy Boulevard Se |
| Subdivision | Legacy                        |
| City        | Calgary                       |
| County      | Calgary                       |
| Province    | Alberta                       |
| Postal Code | T2X3Z6                        |

### **Amenities**

|                |                              |
|----------------|------------------------------|
| Amenities      | Elevator(s), Visitor Parking |
| Parking Spaces | 1                            |
| Parking        | Underground                  |

### **Interior**

|                   |                                                                                  |
|-------------------|----------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Kitchen Island, Quartz Counters, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer                  |
| Heating           | Forced Air                                                                       |
| Cooling           | None                                                                             |
| # of Stories      | 4                                                                                |

### **Exterior**

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | None                            |
| Construction      | Brick, Vinyl Siding, Wood Frame |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 15th, 2025 |
| Days on Market | 20               |
| Zoning         | M-X2             |
| HOA Fees       | 36               |
| HOA Fees Freq. | ANN              |

### **Listing Details**

Listing Office

MaxWell Canyon Creek

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