

3107, 81 Legacy Boulevard SE
Calgary, Alberta
MLS # A2211664

\$259,900

Division:	Legacy		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	571 sq.ft.	Age:	2015 (10 yrs old)
Beds:	1	Baths:	1
Garage:	Assigned, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 266
Basement:	None	LLD:	-
Exterior:	Composite Siding, Wood Frame	Zoning:	M-X2
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Granite Counters		

Inclusions: None

Welcome to the community of Legacy and enjoy the convenience of having a private access through the unit patio from front walkway of the condo building. The property is within close proximity to shops, restaurants, transit and schools. It's a well managed pet friendly condo complex. This evolution floor plan unit has 1 bedroom and an ample sized den (9'x 11' x 11'2") that can be used as second or guest bedroom or a home office. The well appointed kitchen has stainless appliances, sleek style cabinets, granite countertops and an eating counter open to the living area with a garden door to the spacious patio, perfect place to enjoy barbeque with friends and relatives as well as early morning coffee. This move-in ready condo comes with a huge underground storage unit. Enjoy peaceful walks around the Legacy playground and ponds, just a block walk. An easy access to McLeod Trail, Deerfoot, and Stoney Trail. Don't miss on this one!