

1336, 81 Legacy Boulevard SE
Calgary, Alberta

MLS # A2231450



\$319,000

Division:	Legacy		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	762 sq.ft.	Age:	2016 (9 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle, Asphalt/Gravel	Condo Fee:	\$ 394
Basement:	-	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	M-X2
Foundation:	-	Utilities:	-
Features:	Granite Counters, No Animal Home, No Smoking Home		

Inclusions: n/a

Welcome to this beautifully updated and freshly painted condo located in the thriving, family-friendly community of Legacy—one of Calgary's most desirable southeast neighborhoods. This spacious home features 2 bedrooms plus a versatile den, perfect for a home office, nursery, or guest space, along with 2 full bathrooms for added comfort and convenience. The open-concept layout is filled with natural light, and the fresh updates give it a modern, move-in-ready feel. Step out onto the sunny private balcony, complete with a gas outlet for your BBQ—ideal for summer grilling and relaxing evenings. Underground parking stall for your convenience. Enjoy the benefits of a prime location, just minutes from shopping, schools, parks, and major roadways for an easy commute. Whether you're a first-time buyer, downsizer, or investor, this condo offers fantastic value and a lifestyle of comfort in a vibrant community. Great complex, low condo fees. Don't miss this opportunity to own a stylish, functional home in Legacy!