

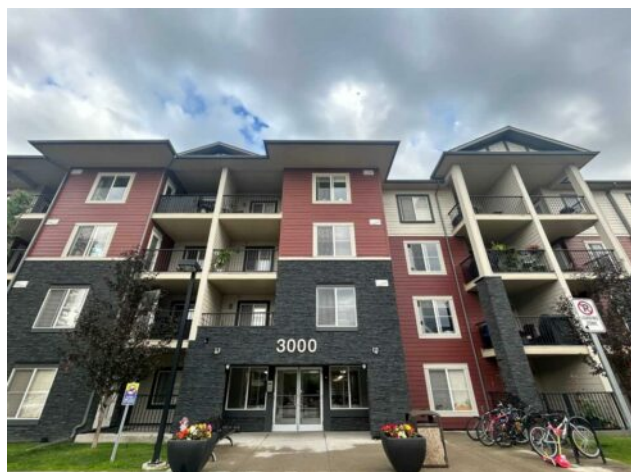


DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
OUELLETTE
ASSOCIATE

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3416, 81 Legacy Boulevard SE
Calgary, Alberta

MLS # A2246643



\$315,000

Division:	Legacy		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	765 sq.ft.	Age:	2015 (10 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: Baseboard

Floors: Carpet

Roof: -

Basement: -

Exterior: Composite Siding, Stone, Wood Frame

Foundation: -

Features: Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, Pantry

Water: -

Sewer: -

Condo Fee: \$ 394

LLD: -

Zoning: M-X2

Utilities: -

Inclusions: NA

Welcome to Legacy Gate – a well-maintained, pet-friendly condo located in the heart of the award-winning Legacy community. This TOP FLOOR, 2 bedroom, 2 bathroom + Den unit offers a bright open-concept layout with granite countertops, stainless steel appliances, and modern dark cabinetry with plenty of storage. The spacious primary bedroom features a walk-in closet and a generously sized ensuite with a deep soaker tub. Step out onto your private balcony overlooking the beautifully landscaped central courtyard, with plenty of space to relax or BBQ. Additional highlights include in-suite laundry and a titled underground heated parking stall. The complex is professionally managed and surrounded by parks, walking paths, schools, shops, restaurants and a fully equipped 24/7 gym just steps away from the building —with quick access to Stoney, Deerfoot, and Macleod Trail. Call your favorite realtor today to book a showing for this exceptional condo!