

# \$244,900 - 2321, 215 Legacy Boulevard Se, Calgary

MLS® #A2225261

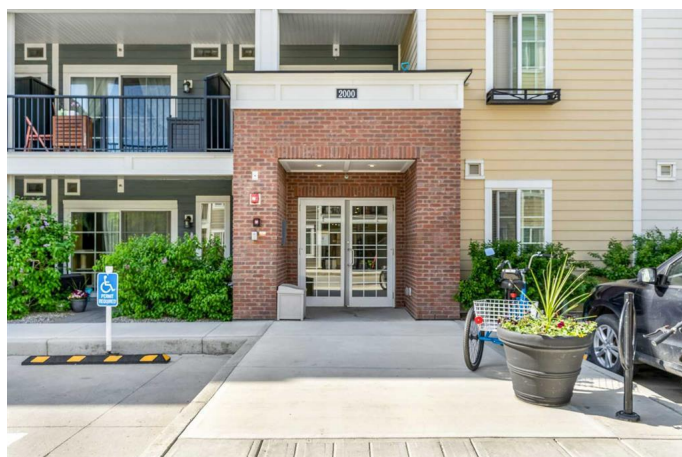
**\$244,900**

1 Bedroom, 1.00 Bathroom, 564 sqft

Residential on 0.00 Acres

Legacy, Calgary, Alberta

Welcome to this stylish and well-appointed 1-bedroom, 1-bathroom condo in the heart of Legacy Park. Located on the third floor and west-facing, this unit offers peaceful views of a small green space and plenty of natural light throughout the day. Inside, you'll find a functional open-concept layout featuring luxury vinyl plank flooring, a modern front kitchen with dark brown cabinets, white quartz countertops, a striking black hexagon tile backsplash, stainless steel appliances, and bar-style cabinet pulls. The central dining area flows into a bright living room with two large windows and access to a private balcony—perfect for enjoying evening sunsets. The bedroom features cozy carpet and features a walk-through closet with custom built-in organizers leading to a stylish 4-piece bathroom with tile floors and a convenient cheater door to the main living space. Additional features include in-suite stacked laundry, a titled underground parking stall, and a separate storage cage located in a secure room. Condo fees of \$347/month cover everything except electricity, adding to the ease of low-maintenance living. This condo is ideally situated within walking distance of scenic ponds, parks, playgrounds, and Legacy's extensive path system. You're also just minutes from the Township Shopping Complex, offering a wide variety of amenities including restaurants, grocery stores, and the popular Sweet Rhapsody Bakery. Whether you're a first-time



buyer, investor, or looking to downsize, this move-in-ready unit combines comfort, convenience, and a fantastic location. Donâ€™t miss this opportunityâ€”book your private showing today!

Built in 2017

### Essential Information

MLS® #	A2225261
Price	\$244,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	564
Acres	0.00
Year Built	2017
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	2321, 215 Legacy Boulevard Se
Subdivision	Legacy
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 3Z5

### Amenities

Amenities	Bicycle Storage, Elevator(s), Parking, Secured Parking, Visitor Parking
Parking Spaces	1
Parking	Underground

### Interior

Interior Features	Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator,

	Washer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

## Exterior

Exterior Features	BBQ gas line
Construction	Brick, Vinyl Siding, Wood Frame

## Additional Information

Date Listed	May 29th, 2025
Days on Market	21
Zoning	M-X2
HOA Fees	36
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Real Broker
----------------	-------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.