



GRASSROOTS
REALTY GROUP

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**6318, 151 Legacy Main Street SE
Calgary, Alberta**

MLS # A2245282



\$359,900

Division:	Legacy		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	871 sq.ft.	Age:	2022 (3 yrs old)
Beds:	2	Baths:	2
Garage:	Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 432
Basement:	-	LLD:	-
Exterior:	Composite Siding, Wood Frame	Zoning:	M-X2
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, No Smoking Home, Quartz Counters		

Inclusions: None

Modern Condo Living with Style + Comfort. Welcome to this beautifully upgraded 2-bedroom, 2-bathroom condo in the desirable community of Legacy — offering modern style, functional space, and a fantastic lifestyle opportunity for first-time buyers, investors, or anyone looking for low-maintenance living in South Calgary. This home features a spacious, open-concept floor plan with 9-foot ceilings and luxury vinyl plank flooring that flows through the kitchen, eating area, and living room. The upgraded kitchen includes quartz countertops, stainless steel appliances, and modern cabinetry — designed for both functionality and style. The living room opens directly onto a generously sized balcony, providing outdoor space for morning coffee or summer evenings. The primary bedroom includes a walk-in closet and a private ensuite bathroom with double sinks, quartz counters, tile flooring, and an oversized shower. The second bedroom is ideal for guests, roommates, or a home office, and is conveniently located next to the second full bathroom with a tub/shower combination. Additional features include in-suite laundry, a titled underground parking stall, an assigned storage locker and a spacious private balcony with access from the living room. Legacy is a thoughtfully planned community offering parks, playgrounds, walking paths, nearby schools, and convenient access to major roadways like Macleod Trail and Stoney Trail. Shopping, restaurants, and everyday amenities are just minutes away. If you're looking for a move-in ready, modern condo in a growing community with lasting value — this is it.