



GRASSROOTS
REALTY GROUP

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**3308, 215 Legacy Boulevard SE
Calgary, Alberta**

MLS # A2262507



\$289,900

Division:	Legacy		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	671 sq.ft.	Age:	2015 (10 yrs old)
Beds:	2	Baths:	2
Garage:	220 Volt Wiring, Garage Door Opener, Heated Garage, Off Street, Outside, P		
Lot Size:	-		
Lot Feat:	-		

Heating:	Boiler, Natural Gas	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	-	Condo Fee:	\$ 419
Basement:	-	LLD:	-
Exterior:	Mixed	Zoning:	M-X2
Foundation:	-	Utilities:	-
Features:	Closet Organizers, French Door, No Animal Home, No Smoking Home, Open Floorplan, Vinyl Windows, Walk-In Closet(s)		

Inclusions: N/A

Welcome to 3308 215 Legacy Blvd! This gorgeous 2-bedroom, 2-bath corner unit is a rare find, as it also comes with two titled parking stalls. Step inside, and its perfectly executed layout welcomes you. The large NW and SW-facing windows allow for the entire unit to be flooded by natural light. The kitchen offers ample counter and storage space for meal preparation or entertaining and opens to your vibrant living room. The large primary bedroom features a walk-in closet and a perfect 3-piece ensuite. This unit is complete, with a second bedroom/den, a 4-piece main bath, a private balcony, and in-suite laundry. Don't miss your chance to call this place yours and schedule a private showing today.