



**GRASSROOTS**  
REALTY GROUP

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**5308, 151 Legacy Main Street SE  
Calgary, Alberta**

**MLS # A2291996**



**\$289,900**

|                  |                                    |               |                  |
|------------------|------------------------------------|---------------|------------------|
| <b>Division:</b> | Legacy                             |               |                  |
| <b>Type:</b>     | Residential/Low Rise (2-4 stories) |               |                  |
| <b>Style:</b>    | Apartment-Single Level Unit        |               |                  |
| <b>Size:</b>     | 686 sq.ft.                         | <b>Age:</b>   | 2021 (5 yrs old) |
| <b>Beds:</b>     | 2                                  | <b>Baths:</b> | 2                |
| <b>Garage:</b>   | Underground                        |               |                  |
| <b>Lot Size:</b> | -                                  |               |                  |
| <b>Lot Feat:</b> | -                                  |               |                  |

|                    |                     |                   |        |
|--------------------|---------------------|-------------------|--------|
| <b>Heating:</b>    | Central             | <b>Water:</b>     | -      |
| <b>Floors:</b>     | Carpet, Vinyl Plank | <b>Sewer:</b>     | -      |
| <b>Roof:</b>       | -                   | <b>Condo Fee:</b> | \$ 313 |
| <b>Basement:</b>   | -                   | <b>LLD:</b>       | -      |
| <b>Exterior:</b>   | Other               | <b>Zoning:</b>    | M-X2   |
| <b>Foundation:</b> | -                   | <b>Utilities:</b> | -      |
| <b>Features:</b>   | Quartz Counters     |                   |        |

**Inclusions:** None

**MODERN 2 BEDROOM | SOUTH-FACING BALCONY | TITLED UNDERGROUND PARKING | PET FRIENDLY** Welcome to this beautifully maintained and modern condominium located in the highly desirable community of Legacy, where vibrant urban convenience meets scenic natural surroundings. This stylish 2-bedroom, 2-bathroom home, built less than five years ago, offers a thoughtfully designed layout ideal for first-time buyers, investors, or those seeking low-maintenance living in one of Southeast Calgary's most popular communities. Step inside to discover a bright and inviting open-concept living space featuring high ceilings, large windows, and contemporary finishes throughout. The modern kitchen is both elegant and functional, showcasing stone countertops, stainless steel appliances, abundant cabinetry, and a spacious breakfast bar island—perfect for casual dining, entertaining guests, or everyday living. The comfortable living area leads to a sun-filled south-facing balcony, the perfect place to enjoy your morning coffee or unwind in the evening. With a natural gas BBQ hookup, outdoor cooking and summer entertaining become effortless. The primary bedroom retreat features a walk-through closet leading to a private 3-piece ensuite bathroom, while the second bedroom offers flexibility for guests, a home office, or additional living space. A second full 4-piece bathroom and in-suite laundry add everyday convenience. This home also includes a titled underground parking stall and a dedicated storage cage, both conveniently located close to the elevator for easy access. Pet lovers will appreciate the pet-friendly building (with board approval) and the incredible lifestyle Legacy offers. Enjoy nearby parks, scenic walking paths, ponds, playgrounds, and green spaces, along with easy access to shopping, restaurants, schools, and major routes.

including Macleod Trail and Stoney Trail. Whether you're looking for a comfortable place to call home or a smart investment opportunity, this modern Legacy condo delivers the perfect combination of style, location, and lifestyle. Book your private showing today and experience everything Legacy living has to offer.