



**3320, 6818 Pinecliff Grove NE
Calgary, Alberta**

MLS # A2302579



\$149,900

Division:	Pineridge		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	542 sq.ft.	Age:	2001 (25 yrs old)
Beds:	1	Baths:	1
Garage:	None		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 389
Basement:	-	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	M-C1 d123
Foundation:	-	Utilities:	-
Features:	Open Floorplan, Quartz Counters		

Inclusions: N/A

Enjoy a lifestyle focused on ease and connection in this BEAUTIFULLY UPDATED condo located on the top floor in the established community of Pineridge in Legacy Estates. Designed for 55+ LIVING, this residence offers the perfect balance of independence and convenience, all within a welcoming and well-managed building. This 1-bedroom unit has been thoughtfully refreshed with NEW LUXURY VINLY FLOORING, FRESH PAINT, and QUARTZ COUNTERS. The BRIGHT, OPEN layout maximizes the living space, creating a comfortable flow between the living and dining areas. The kitchen is both practical and spacious, featuring ample cabinetry and prep space, while the added benefit of IN-SUITE LAUNDRY enhances everyday convenience. Large windows invite in NATURAL LIGHT, and the living area opens directly onto a PRIVATE PATIO, an ideal setting to relax and unwind. The primary bedroom is GENEROUSLY SIZED, with the SPACIOUS, 4-piece bathroom including support bars, and a layout designed for comfort and safety. Legacy Estates is known for its strong sense of community and impressive list of AMENITIES. Residents enjoy access to shared dining, a fitness centre, games and recreation rooms, a library, craft areas — everything you need, just steps from your door. With condo fees that cover heat, electricity, and water, this is truly worry-free ownership. Ideally situated close to shopping, transit, walking paths, and major routes like Stoney Trail, this home offers both convenience and exceptional value in a sought-after 55+ setting. Don’t miss the opportunity to make this beautiful home yours!