



2428, 81 Legacy Boulevard SE
Calgary, Alberta

MLS # A2192846



\$259,900

Division:	Legacy		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Low-Rise(1-4)		
Size:	572 sq.ft.	Age:	2016 (9 yrs old)
Beds:	1	Baths:	1
Garage:	Assigned, Plug-In, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Laminate, Linoleum, Other	Sewer:	-
Roof:	-	Condo Fee:	\$ 252
Basement:	-	LLD:	-
Exterior:	Mixed	Zoning:	M-X2
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Storage		

Inclusions: N/A

Attention first-time home owners and investors - welcome to Legacy Gate! Embrace the thrill of homeownership with this ***TOP FLOOR*** beautifully upgraded and NEWLY RENOVATED unit with OPEN VIEWS. Brand new renovations include high quality wide plank 12mm engineered wood flooring in dining/living room, premium 45 oz ultra-soft carpet in bedrooms, and newly painted walls throughout. This unit also features upgraded stone countertops, upgraded appliances, SPACIOUS BALCONY, and more! Enjoy peace and quiet on the top floor with mountain views! Bask in the abundance of natural light that floods this sun-facing unit. The unit also comes with its own parking stall, while there's plenty of visitor parking and free street-parking for your guests. Convenience is at your doorstep, with quick access to neighbouring shops, grocery stores, restaurants, nearby parks and FUTURE C-TRAIN STATION. Don't miss out on this incredible opportunity to make this beautiful home your own.