

# \$244,900 - 3206, 215 Legacy Boulevard Se, Calgary

MLS® #A2223869

**\$244,900**

1 Bedroom, 1.00 Bathroom, 593 sqft

Residential on 0.00 Acres

Legacy, Calgary, Alberta

Highlights: \*\*AIR

CONDITIONING!\*UNDERGROUND

PARKING\*HEAT & WATER

INCLUDED!\*QUARTZ COUNTERS\*BBQ

HOOKUP\*\* Here's your chance to own a

sleek and sunlit unit in one of Calgary's

most celebrated neighbourhoods, Legacy. Set

in a prime location, this residence places you

just moments away from Township's a

fast-developing retail hub filled with popular

stores, services, and dining venues. Inside,

the layout is smartly designed for both comfort

and functionality. You'll find a dedicated

laundry area with extra room for storage, a

spacious bathroom outfitted with modern

finishes including quartz surfaces,

contemporary tiling, and a walk-in glass

shower. The bedroom is well-proportioned and

features dual sliding doors, two side-by-side

closets, and an ideal nook for a work station or

vanity. The main living space is warm and

welcoming with a custom-built feature wall

perfect for media or display. The adjacent

kitchen is a true standout with its mix of upper

and lower cabinetry finishes, stainless steel

appliances, and durable quartz counters. Step

outside to enjoy the west-facing balcony,

already equipped with a gas line for your

barbecue setup. This upscale apartment also

includes air conditioning, a titled heated

underground parking space, and a separate

secured storage locker. Easy routes to both

MacLeod Trail and Stoney Trail make

commuting or exploring the city a breeze.



Built in 2017

## Essential Information

MLS® #	A2223869
Price	\$244,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	593
Acres	0.00
Year Built	2017
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information

Address	3206, 215 Legacy Boulevard Se
Subdivision	Legacy
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 3Z6

## Amenities

Amenities	Elevator(s), Secured Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Titled, Underground

## Interior

Interior Features	Built-in Features, Closet Organizers, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Storage, Vinyl Windows, Elevator
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Range Hood, Window Coverings, Central Air Conditioner, Electric Oven, Washer/Dryer Stacked
Heating	Baseboard
Cooling	Central Air
# of Stories	4

**Exterior**

Exterior Features	Playground, Balcony, BBQ gas line
Construction	Composite Siding, Wood Frame

**Additional Information**

Date Listed	May 24th, 2025
Days on Market	13
Zoning	M-X2
HOA Fees	36
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	Greater Calgary Real Estate
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