

# \$274,900 - 2317, 215 Legacy Boulevard Se, Calgary

MLS® #A2236551

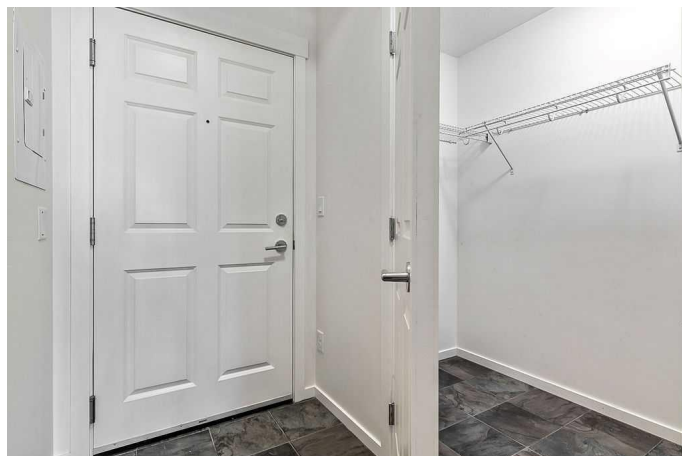
**\$274,900**

2 Bedroom, 2.00 Bathroom, 637 sqft

Residential on 0.00 Acres

Legacy, Calgary, Alberta

Here is your chance to own a bright and spacious 2 bedroom, 2 full bathroom condo, with a titled u/g heated parking stall, in the sought-after community of Legacy. Highlights of this home include an open concept living space with a modern galley style kitchen, leaving ample space to add a dining table or island. Dark cabinets with sleek stainless steel appliances. White quartz counter-tops that carry into both bathrooms. Bright space with fresh paint in neutral colors. New luxury plank vinyl flooring. Patio doors out to your private West facing patio with a gas hook up for the BBQ. The master bedroom has a walk-through closet to access the 4 pc en-suite. Convenient in-suite front load laundry & storage, with additional storage space outside the unit. Within the community, 15 km's of paved walking paths guide you past serene ponds, bright playgrounds, community gardens and manicured green spaces. Close to many amenities including restaurants, shopping & transit. Great playground & park right across the street. Come check out what your new home has to offer!!



Built in 2017

## Essential Information

MLS® # A2236551

Price \$274,900

Bedrooms 2

Bathrooms	2.00
Full Baths	2
Square Footage	637
Acres	0.00
Year Built	2017
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	2317, 215 Legacy Boulevard Se
Subdivision	Legacy
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 3Z5

### **Amenities**

Amenities	Elevator(s), Storage, Visitor Parking
Parking Spaces	1
Parking	Underground

### **Interior**

Interior Features	Elevator, Granite Counters, No Animal Home, No Smoking Home, See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Natural Gas
Cooling	None
# of Stories	4
Basement	None

### **Exterior**

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Brick, Metal Siding, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	July 4th, 2025
Days on Market	11
Zoning	M-X2
HOA Fees	36
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX Landan Real Estate
----------------	---------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.