

# \$312,000 - 1405, 81 Legacy Boulevard Se, Calgary

MLS® #A2219912

**\$312,000**

2 Bedroom, 2.00 Bathroom, 698 sqft

Residential on 0.00 Acres

Legacy, Calgary, Alberta

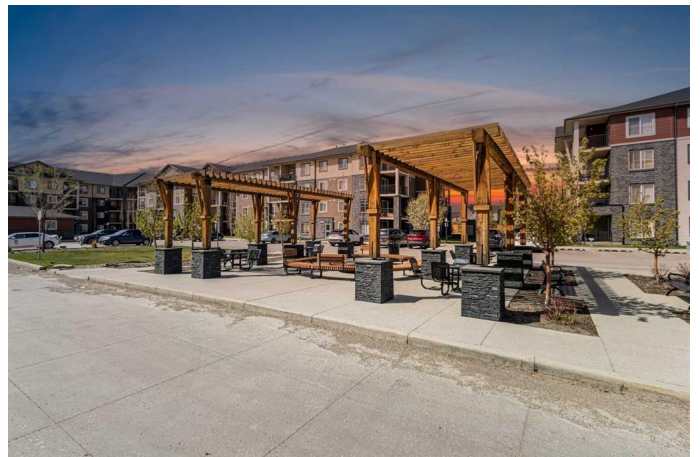
**OVER \$20K IN LUXURY UPGRADES INCLUDED!** Step into elevated living with this stunning top-floor condo in the vibrant heart of Legacy! Boasting over \$20,000 in premium builder upgrades, this home exudes quality and style.

Enjoy the peace and privacy of a top-floor unit with no neighbors above, while soaking in sunshine all day thanks to the beautiful south-facing exposure. This impeccably maintained condo is part of a well-managed complex located just moments from parks, schools, grocery stores, restaurants, and retail â€“ everything you need is right at your doorstep.

Designed with both comfort and functionality in mind, this layout offers two well-separated bedrooms for ultimate privacy. The spacious primary suite features a large walk-in closet, while the smartly planned kitchen and laundry areas make the most of every square foot.

Even better? The incredibly low condo fees â€“ thanks to the no-frills building design â€“ help you save without sacrificing location or quality. Just minutes from major roads, a bustling shopping district, and a possible future LRT station, this condo is a smart choice for both homeowners and savvy investors.

Donâ€™t miss your chance to own this



sun-soaked gem â€“ book your private showing today!

Built in 2016

**Essential Information**

MLS® #	A2219912
Price	\$312,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	698
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

**Community Information**

Address	1405, 81 Legacy Boulevard Se
Subdivision	Legacy
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 2B9

**Amenities**

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

**Interior**

Interior Features	Breakfast Bar, Ceiling Fan(s), Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Hot Water
Cooling	None

# of Stories            4

## Exterior

Exterior Features    Balcony, Courtyard, Playground

Construction        Stone, Vinyl Siding, Wood Frame

## Additional Information

Date Listed           May 18th, 2025

Days on Market     4

Zoning                M-X2

HOA Fees             36

HOA Fees Freq.    ANN

## Listing Details

Listing Office        Royal LePage Benchmark

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