# \$350,000 - 1216, 740 Legacy Village Road Se, Calgary

MLS® #A2204542

### \$350,000

2 Bedroom, 2.00 Bathroom, 705 sqft Residential on 0.00 Acres

Legacy, Calgary, Alberta

Hello, Gorgeous! Welcome to this stunning brand-new, never lived-in 2-bedroom, 2-bathroom condo located in the desirable community of Legacy. Offering 705 sqft of well-designed living space, this bright and spacious unit features a modern kitchen with upgraded upper cabinets, granite countertops, black hardware, and an upgraded pendant light over a deluxe slim island. The open-concept layout includes a large private balcony, perfect for enjoying the outdoors, along with the convenience of in-suite laundry. Additional highlights include underground parking and a private storage locker. Ideally situated directly across from a school and just steps away from a gym, shops, dining, and public transportation, this home offers unmatched accessibility and convenience. Whether you're a first-time buyer, investor, or looking to downsize, this move-in-ready condo in Legacy provides exceptional value and modern living in a vibrant, growing community.

Built in 2024

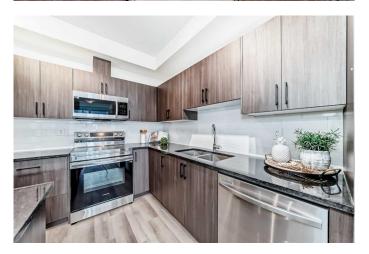
#### **Essential Information**

MLS® # A2204542 Price \$350.000

Bedrooms 2
Bathrooms 2.00
Full Baths 2







Square Footage 705
Acres 0.00
Year Built 2024

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

## **Community Information**

Address 1216, 740 Legacy Village Road Se

Subdivision Legacy
City Calgary
County Calgary
Province Alberta
Postal Code T2X 5L2

#### **Amenities**

Amenities Secured Parking, Storage, Visitor Parking

Parking Spaces 1

Parking Heated Garage, Parkade, Stall, Titled, Underground

#### Interior

Interior Features High Ceilings, Kitchen Island, No Animal Home, No Smoking Home

Appliances Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator,

Washer/Dryer Stacked

Heating Baseboard, Natural Gas

Cooling None

# of Stories 1

#### **Exterior**

Exterior Features Balcony

Roof Asphalt Shingle

Construction Brick, Vinyl Siding, Wood Frame

## **Additional Information**

Date Listed March 22nd, 2025

Days on Market 19

Zoning M-X2

HOA Fees 65

HOA Fees Freq. ANN

# **Listing Details**

Listing Office Royal LePage Benchmark

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.