



THE A-TEAM

RE/MAX FIRST

151 LEGACY MAIN Street #7102, Calgary T2X 4A4

MLS® #: A2159086 Area: Legacy Listing Date: 08/20/24 List Price: \$349,900
Status: Active County: Calgary Change: None Association: Fort McMurray



General Information

Prop Type: Residential
Sub Type: Apartment
City/Town: Calgary
Year Built: 2019

Lot Information

Lot Sz Ar:
Lot Shape:

Access:

Lot Feat:
Park Feat: Secured, Titled, Underground

Finished Floor Area

Abv Sqft: 768
Low Sqft:
Ttl Sqft: 768

DOM

29
Layout
Beds: 2 (2 )
Baths: 2.0 (2 0)
Style: Apartment

Parking

Ttl Park: 1
Garage Sz:

Utilities and Features

Roof: Asphalt Shingle
Heating: Baseboard, Natural Gas
Sewer:
Ext Feat: BBQ gas line, Lighting, Private Entrance

Construction: Brick, Composite Siding, Wood Frame
Flooring: Ceramic Tile, Vinyl Plank
Water Source:
Fnd/Bsmt:

Kitchen Appl: Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Int Feat: Breakfast Bar, Closet Organizers, Double Vanity, Elevator, High Ceilings, Kitchen Island, Open Floorplan, Recessed Lighting, Soaking Tub, Storage
Utilities:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Rows include 4pc Bathroom, Living/Dining Room Combination, 4pc Ensuite bath, and Kitchen.

Legal/Tax/Financial

Condo Fee: \$354 Title: Fee Simple Zoning: M-X2

Fee Freq:  
**Monthly**

Legal Desc: **1910702**

Remarks

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Pub Rmks: **STUNNING TWO BEDROOM TWO BATH GROUND LEVEL LEGACY CONDO. This open concept top floor unit is drenched in natural light. As you enter you are greeted with high ceilings accentuated by luxury vinyl plank flooring, making this such an inviting home. The modern rich kitchen is a chef's dream and has a huge eat-up kitchen island, stainless steel appliances, Quartz Counters, timeless backsplash, designer lighting and leads into an open dining and living area. Perfect for entertaining guests while you prepare your favourite meals. Retreat into your generous sized primary bedroom, huge walk-through closet and 3 piece ensuite with oversized shower. The extra bedroom is ideal for a home office or guest suite. Step outside to your massive private patio which is ideal for those summer bbq's or to sit and relax with your favourite book. Complete with in-suite laundry and a titled, underground, secured parking space & storage cage situated right next to the elevators. Located in a desirable neighbourhood and close to countless amenities, walking trails, Legacy Village, Township Mall and 300-acre environmental reserve for you to explore and take in. Easy access to major roadways and public transportation, this location has it all. This is perfect for a first-time buyer, investor or anyone looking to downsize. Come see for yourself**

Inclusions: **n/a**

Property Listed By: **Century 21 All Stars Realty Ltd.**

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**TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123**