



## 215 Legacy Boulevard Calgary Alberta

\$319,900

Welcome to this stylish 2 bedroom + den apartment located in the heart of Legacy, one of Calgary's most sought-after neighborhoods. This beautiful apartment embodies modern living with its sleek finishes and abundant natural light. Upon entering, you'll be greeted by an open concept living area. The spacious kitchen features stainless steel appliances, quartz countertops, and ample storage. The large island, complete with a breakfast bar, serves as the perfect spot for casual dining. Adjacent to the kitchen, the living room is bathed in natural light from the south-facing windows and balcony, creating a warm and inviting atmosphere. The primary bedroom is generously sized, easily accommodating a king-sized bed. It boasts a walk-through closet that leads directly into a 3-piece bathroom. Versatility is a key feature of this apartment, as demonstrated by the flex room situated off the kitchen area. Enclosed by double sliding pocket doors, this space can be customized to suit your needs—whether as a home office, a computer room, or an additional bedroom. This unit comes with AC as well to cool you down during those hot summer days. Storage will never be an issue in this apartment. In addition to the walk-through closet in the primary bedroom, there is a huge storage area that can be utilized as an extra walk-in closet or to store larger items. Furthermore, the apartment includes two titled parking stalls—one in the secure underground parking and another above ground which comes with plug access for those cold winter nights. An additional storage space in the underground parking ensures that you have plenty of room for all your belongings. Living in Legacy offers unparalleled convenience. You'll find yourself close to major amenities, including shopping centers, reputable schools, and well-maintained playgrounds. This community is perfect for those who appreciate the ble...

3pc Bathroom 4.92 Ft x 7.58 Ft

Primary Bedroom 10.08 Ft x 12.08 Ft

Kitchen 11.33 Ft x 13.58 Ft

Living room 11.83 Ft x 11.17 Ft

Bedroom 8.75 Ft x 8.83 Ft

Den 4.92 Ft x 5.08 Ft

Listing Presented By:



Originally Listed by:  
eXp Realty

<http://www.adnanassaf.exprealty.com/>

**RE/MAX**

**RE/MAX REAL ESTATE  
(CENTRAL)**

773 Glenmore rd , Calgary, British  
Columbia, V1V 3B9

Phone: (403) 850-6722  
ctimos@telus.net