



## 5000 Somervale Court Calgary Alberta

\$225,000

Charming 1-Bedroom Condo in Legacy Estates Somerset - A Perfect Fit for the Active 55+ Lifestyle. Welcome to this sought-after adult (55+) living complex where lifestyle, community, and comfort come together. This very attractive 523 ft<sup>2</sup> one-bedroom condo is the perfect opportunity for someone looking to simplify their living space without compromising on vibrancy and connection. Situated on the second floor, this suite offers a northeast-facing balcony where you can enjoy your morning coffee with gentle sunlight and a peaceful outlook. The interior boasts low-maintenance, modern vinyl plank flooring throughout, giving it a clean, contemporary feel. This cosy kitchen has nice counterspace area, upgraded backsplash & 4 appliances. Your primary bedroom is spacious and bright. Located conveniently next to a stairwell for easy access, this unit also comes with titled underground parking - a real bonus in any season. One of the key highlights of this residence is the value - your condo fees include both heat and electricity, helping you manage your monthly budget with ease. Ideal for downsizers, snowbirds, or anyone looking for a smaller footprint, this unit is as practical as it is charming. Legacy Estates Somerset is renowned for its vibrant and social atmosphere. Enjoy access to a long list of amenities including a well-equipped recreation room with pool table, shuffleboard, darts, table tennis, and more. There's also a cozy library, a media room, and an in-house hair salon that offers manicures and pedicures for that little extra pampering. This is not just a place to live - it's a place to connect. Residents regularly gather for holiday events, monthly birthday celebrations, coffee chats, and the much-loved Wine Wednesdays. You'll instantly feel part of a warm, welcoming community where friendships flourish and every day offers something new to enjoy. Whether you'r...

Living room/Dining room 13.58 Ft x 11.92 Ft  
Kitchen 8.67 Ft x 7.00 Ft

Primary Bedroom 10.42 Ft x 11.92 Ft  
4pc Bathroom .00 Ft x .00 Ft

Listing Presented By:



Originally Listed by:  
TREC The Real Estate Company

<http://www.ronoshea.ca/>



**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
[cm.mackenzie@shaw.ca](mailto:cm.mackenzie@shaw.ca)