

# \$395,000 - 1426, 81 Legacy Boulevard Se, Calgary

MLS® #A2250696

**\$395,000**

3 Bedroom, 2.00 Bathroom, 953 sqft

Residential on 0.00 Acres

Legacy, Calgary, Alberta

This beautifully renovated 953 sq ft top-floor apartment offers a rare combination of three spacious bedrooms and two full bathrooms, perfect for families, roommates, or those needing extra space for a home office. The bright, open layout features fresh modern finishes, granite countertops, and stainless steel appliances.

Step outside to your large covered patio, perfect for year-round enjoyment—whether it's morning coffee, an evening barbecue, or simply relaxing outdoors in any season.

Located near the second elevator, you'll have quick access to your titled heated underground parking stall—just a few short steps away. The family-friendly community is surrounded by parks, pathways, schools, and shopping, offering everyday convenience in a welcoming neighborhood.

Whether you're upsizing, downsizing, or investing, this top-floor gem combines comfort, style, and location in one exceptional package.

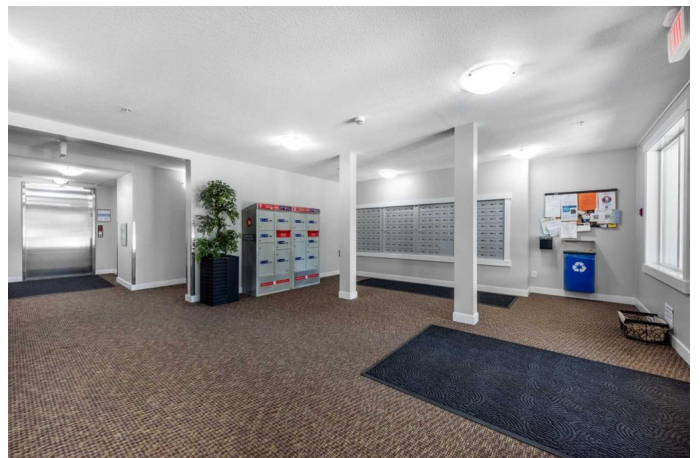
Built in 2015

## Essential Information

MLS® # A2250696

Price \$395,000

Bedrooms 3



|                |                   |
|----------------|-------------------|
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 953               |
| Acres          | 0.00              |
| Year Built     | 2015              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 1426, 81 Legacy Boulevard Se |
| Subdivision | Legacy                       |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T2X 2B9                      |

### Amenities

|                |                              |
|----------------|------------------------------|
| Amenities      | Elevator(s), Visitor Parking |
| Parking Spaces | 1                            |
| Parking        | Parkade, Titled, Underground |

### Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Granite Counters, Kitchen Island, Open Floorplan, Soaking Tub, Vinyl Windows   |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Baseboard                                                                                     |
| Cooling           | None                                                                                          |
| # of Stories      | 4                                                                                             |

### Exterior

|                   |                                     |
|-------------------|-------------------------------------|
| Exterior Features | Courtyard, Lighting                 |
| Construction      | Composite Siding, Stone, Wood Frame |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 21st, 2025 |
| Days on Market | 3                 |

|                |      |
|----------------|------|
| Zoning         | M-X2 |
| HOA Fees       | 36   |
| HOA Fees Freq. | ANN  |

**Listing Details**

Listing Office            Royal LePage Blue Sky

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.