

# \$549,999 - 409 Legacy Boulevard Se, Calgary

MLS® #A2199942

**\$549,999**

3 Bedroom, 3.00 Bathroom, 1,598 sqft  
Residential on 0.03 Acres

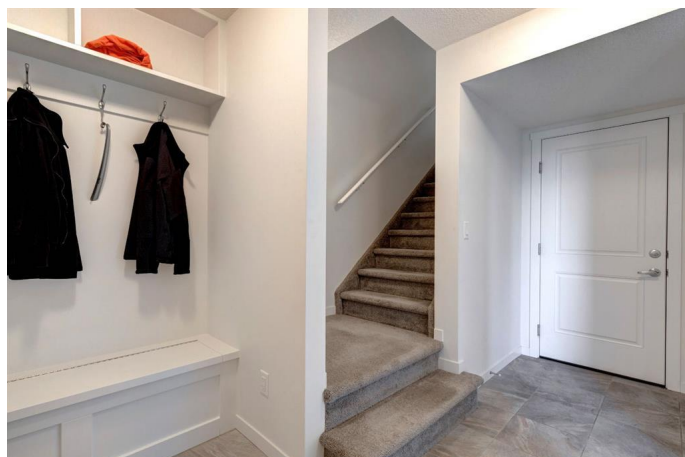
Legacy, Calgary, Alberta

Located in the desirable community of Legacy. Welcome to 409 Legacy Blvd SE! This townhome was built by the award winning builder Aldebaran Homes! This townhome has lots to offer, Super spacious open floor plan provides lots of natural light. Perfect home for entertaining with a built in gas line for barbecuing 2 balconies it doesn't get much better than this! Beautiful stainless steel appliances with quartz counter tops, large island and lots of storage space. Upstairs features a Large master bed room with a huge size walk in closet and 3 piece ensuite bathroom. 2 additional bedrooms with nice size closet space. The double garage is insulated and has lots of room for storage. This townhouse is located close to all amenities nearby, including shopping, schools, pathways, transit. Enjoy a low-maintenance lifestyle and low condo fees. Don't miss out on this Next to new townhouse, it won't last! book your showings today!

Built in 2017

## Essential Information

MLS® #	A2199942
Price	\$549,999
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1



Square Footage	1,598
Acres	0.03
Year Built	2017
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### **Community Information**

Address	409 Legacy Boulevard Se
Subdivision	Legacy
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3x3z3

### **Amenities**

Amenities	Trash
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Ceiling Fan(s), Kitchen Island
Appliances	Dishwasher, Electric Oven, Electric Stove, Microwave, Refrigerator, Washer/Dryer
Heating	High Efficiency
Cooling	None
Basement	None

### **Exterior**

Exterior Features	Balcony, BBQ gas line
Lot Description	Few Trees, Front Yard
Roof	Asphalt Shingle
Construction	Composite Siding, Concrete, Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 12th, 2025
-------------	------------------

Days on Market	37
Zoning	M-1
HOA Fees Freq.	MON

## **Listing Details**

Listing Office            eXp Realty

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.