

2313, 740 Legacy Village Road SE  
Calgary, Alberta

MLS # A2257345



\$365,000

|             |                           |            |        |
|-------------|---------------------------|------------|--------|
| Heating:    | Baseboard                 | Water:     | -      |
| Floors:     | Carpet, Vinyl             | Sewer:     | -      |
| Roof:       | -                         | Condo Fee: | \$ 298 |
| Basement:   | -                         | LLD:       | -      |
| Exterior:   | Brick, Cement Fiber Board | Zoning:    | M-X2   |
| Foundation: | -                         | Utilities: | -      |
| Features:   | Kitchen Island, Storage   |            |        |
| Inclusions: | N/A                       |            |        |

Welcome to Legacy Village! This stunning 2 bedroom, 2 bathroom condo offers 680 sq. ft. of thoughtfully designed living space, perfectly blending comfort and modern style. Built in 2024 with top-notch quality and contemporary finishes, this second-floor unit showcases a sleek open-concept kitchen with quartz countertops, stainless steel appliances, a large island with seating, and elegant cabinetry that maximizes storage. The spacious primary bedroom includes a walk-in closet and ensuite, while the second bedroom and full bathroom provide flexibility for family, guests, or a home office. Enjoy the convenience of in-suite laundry, a private balcony for relaxing or entertaining, and an assigned parking stall just steps away. Residents of Legacy Village appreciate the secure building, stylish common areas, and unbeatable location—close to shopping, schools, restaurants, walking paths, and quick access to Macleod Trail and Stoney Trail. Whether you’re a first-time buyer, downsizer, or investor, this home offers incredible value in one of Calgary’s most desirable communities.