



\$ 264,900.00

## 304 5000 SOMERVALE COURT SW CALGARY

<https://paulbrinton.com>

WELCOME TO LEGACY ESTATES ! This immaculate 55+ complex will be such an easy and worry free way of life! This is the largest floorplans available and rarely come on the market! This unit features two large bedrooms, two large bathrooms, and a large laundry/storage room. Updated to include wall...

- 2 beds
- 2 baths
- Apartment
- Residential
- Active

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## BASIC FACTS

**Style:** Apartment

**MLS ® #:** A1164864

**Type:** Apartment

**Bedrooms:** 2

**Status:** Active

**Year built:** 2003

**Parking:** Parkade, Titled, Underground

**Post Updated:** 2021-12-01 10:35:19

**Bathrooms:** 2

**Bedrooms Above Grade:** 2

**Date added:** 12/01/21

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Conventional

## PROPERTY FEATURES

**Total Parking:** 1

**Association Amenities:**

Clubhouse,Elevator(s),Fitness Center,Gazebo,Guest Suite,Parking,Party Room,Recreation Facilities,Recreation Room,Secured Parking,Storage,Trash,Visitor Parking

**Exterior Features:** Courtyard,Other

**District:** CAL Zone S

**Inclusions:** NA

**Lot Features:** Backs on to Park/Green Space,Lawn,No Neighbours Behind,Landscaped,Street Lighting,See Remarks

**Heating Type:** Baseboard

**Flooring:** Laminate

**Community Features:** Clubhouse,Schools Nearby,Street Lights,Shopping Nearby

**Fencing:** None

**Cooling:** None

**Interior Features:** Breakfast Bar,Ceiling Fan(s),Crown Molding,Open Floorplan,Track Lighting

**Roof Type:** Asphalt Shingle



## PROPERTY INFORMATION

**Basement:** None

**Laundry features:** In Unit, Laundry Room

**Transaction Type:** For Sale

**Title Land:** Fee Simple

**Rooms Above Grade:** 5

**Unit Number:** 304

**Suite:** No

**Appliances:** Dishwasher,Dryer,Electric Stove,Garburator,Microwave Hood Fan,Refrigerator,Washer,Window Coverings

**Subdivision Name:** Somerset

**Restrictions:** Adult Living,Phone Listing Broker

**Levels:** Single Level Unit

**Zoning:** M-C2 d75

**List Price Square Foot:** \$ 236.94

**Photo Count:** 50

**Unit Exposure:** SW

**Construction Materials:** Vinyl Siding,Wood Frame

**Foundation:** Poured Concrete

**Living Area SF:** 1118.00

**Structure Type:** Low Rise (2-4 stories)

