

# \$263,900 - 212, 5000 Somervale Court Sw, Calgary

MLS® #A2196956

**\$263,900**

2 Bedroom, 1.00 Bathroom, 752 sqft

Residential on 0.00 Acres

Somerset, Calgary, Alberta

Welcome to +55 living at its finest. Located in the highly sought-after Legacy Estates complex in Somerset. Catered to Senior Living with all utilities conveniently covered in the condo fee! This is one of the NICEST units in the complex with beautiful sunny South-Facing Windows and stunning views of the courtyard/green space from the Living Room and Bedrooms. Relax and sit back in this TURNKEY, freshly renovated unit from Top-to-Bottom with numerous upgrades.

Enjoy the Open Concept floor plan with brand new Luxury Vinyl Plank Flooring throughout, freshly painted in modern color tones, the updated L-shaped Kitchen with Quartz Countertops, new Hardware, and brand new Refrigerator (with warranty), and a spacious walk-in pantry to complete the Kitchen. Loads of natural light beams through this spacious unit, along with brand new LED (adjustable) Lighting in every room, a modern Chandelier, and 2 sizable double Primary Bedrooms with ample closet space. The 4pc Bath has been refreshed with an updated Vanity and new modern Lighting. This unit also comes with additional secured Storage. Join a vibrant community at Legacy Estates with festive holiday functions and welcoming weekly events with the residents. There are ample amenities such as the Dining Hall, Games Room, Exercise Room, Library, and Entertainment Room. Book your showing today!



Built in 2003

## Essential Information

MLS® #	A2196956
Price	\$263,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	752
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Active

## Community Information

Address	212, 5000 Somervale Court Sw
Subdivision	Somerset
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y4M1

## Amenities

Amenities	Elevator(s), Fitness Center, Parking, Party Room, Recreation Room, Storage, Visitor Parking, Clubhouse, Gazebo, Game Court Interior, Guest Suite, Park, Recreation Facilities
Parking	None

## Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Chandelier, Crown Molding, Recreation Facilities
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard, Natural Gas
Cooling	None
# of Stories	4

## Exterior

Exterior Features	Balcony, Courtyard, Storage
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	February 25th, 2025
Days on Market	71
Zoning	M-C2 d75

### **Listing Details**

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.