

# \$284,900 - 3326 Millrise Point Sw, Calgary

MLS® #A2227938

**\$284,900**

2 Bedroom, 2.00 Bathroom, 813 sqft

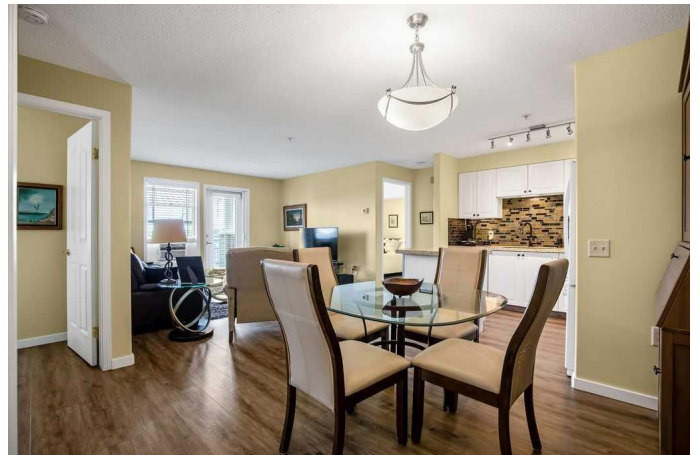
Residential on 0.00 Acres

Millrise, Calgary, Alberta

Legacy Estates is a wonderful and vibrant 60+ Age Restricted/Seniors Building located in the SW Community of Millrise. Well cared for 3rd floor suite - 812 sq. ft. Open concept which faces East and has an abundance of natural lighting throughout. Living room has a window air conditioner and access to large balcony. Kitchen with moveable island. Good sized dining room. Large primary bedroom with walk through closet to 4 pce. ensuite bathroom. An additional 2nd bedroom. 3 pce. main bathroom. In suite laundry. Number of upgrades the last few years include: vinyl plank floors; paint; faux quartz countertops; kitchen backsplash, light fixtures, appliances - with newer washer/dryer (February 2025), newer window coverings (November 2024). Heated underground titled parking stall and titled storage. Each floor has a common area with fireplace. Amenities include library/computer room; exercise room; bistro; games room (pool table, shuffle board, TV, card tables). Social activities throughout the week. Rooftop terrace. Car wash bay. Guest suite. Wheelchair accessible. Visitor parking. Walking distance to C-Train, public transit, shopping, restaurants, entertainment and health services. \*Mandatory Meal Plan of \$75/month for Chef cooked meals in dining room.

Built in 2001

## Essential Information



MLS® #	A2227938
Price	\$284,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	813
Acres	0.00
Year Built	2001
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	3326 Millrise Point Sw
Subdivision	Millrise
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 3W4

### Amenities

Amenities	Car Wash, Coin Laundry, Elevator(s), Secured Parking, Visitor Parking, Guest Suite
Parking Spaces	1
Parking	Heated Garage, Parkade, Stall, Titled, Underground, Secured

### Interior

Interior Features	Kitchen Island, No Smoking Home, Track Lighting, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, Wall/Window Air Conditioner
Heating	Baseboard, Hot Water
Cooling	Window Unit(s)
# of Stories	3
Basement	None

### Exterior

Exterior Features	Balcony, Courtyard
-------------------	--------------------

Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	June 15th, 2025
Days on Market	9
Zoning	M-C2 d118

**Listing Details**

Listing Office	MaxWell Canyon Creek
----------------	----------------------

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.