

\$349,000 - 224, 5000 Somervale Court Sw, Calgary

MLS® #A2214770

\$349,000

2 Bedroom, 2.00 Bathroom, 1,047 sqft
Residential on 0.00 Acres

Somerset, Calgary, Alberta

(*** OPEN HOUSE Sunday May 11th 1 to 3:30 pm ***) Welcome to Legacy Estates Somerset, one of Calgary's most sought-after 55+ adult living communities where comfort, convenience, and community come together. This fabulous Ashford model two-bedroom, two-bathroom unit is a rare gem, offering 1,047 square feet of bright, open-concept living space. The second largest floor plan in the complex. Located on the second floor, it features maintenance-free laminate flooring throughout most of the unit, a spacious kitchen with convenient pull-out drawers in select lower cabinets, and a brand-new refrigerator installed on April 24. (not the one in photos) Both bedrooms are generously sized, optimal for a king sized bed, with the primary bedroom offering a walk-through closet and a private three-piece ensuite with a walk-in shower. The suite has a fresh coat of paint. Another unique feature that truly sets this unit apart is the titled underground parking stall that includes a private 8' x 8' storage room, directly in front of the parking stall & conveniently located just steps from the elevator. Condo fees cover heat and electricity, adding to the value and peace of mind. (NOT ALL 55+ complexes cover both utilities.)

Legacy Estates Somerset isn't just a place to live it's a lifestyle. Residents enjoy an array of amenities rarely found in other adult communities: a 24/7 games room, billiards



area, fitness room, media room, library, and a large communal dining room. Thereâ€™s also a crafts room and an on-site hair salon offering manicures and pedicures. If youâ€™re looking to downsize without compromising on comfort or community, this is the home for you. Vacant for your quick possession.

Built in 2003

Essential Information

| | |
|----------------|-------------------|
| MLS® # | A2214770 |
| Price | \$349,000 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,047 |
| Acres | 0.00 |
| Year Built | 2003 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

Community Information

| | |
|-------------|------------------------------|
| Address | 224, 5000 Somervale Court Sw |
| Subdivision | Somerset |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | t2y4m1 |

Amenities

| | |
|----------------|--|
| Amenities | Elevator(s), Park, Party Room, Visitor Parking, Fitness Center, Guest Suite, Laundry, Recreation Room, Snow Removal, Trash |
| Parking Spaces | 1 |
| Parking | Parkade, Underground, Titled |

Interior

| | |
|-------------------|--|
| Interior Features | Breakfast Bar, Ceiling Fan(s), No Animal Home, Storage, Vinyl Windows, Walk-In Closet(s) |
| Appliances | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings |
| Heating | Baseboard |
| Cooling | None |
| # of Stories | 4 |

Exterior

| | |
|-------------------|---------------------------------|
| Exterior Features | Balcony, Courtyard |
| Roof | Asphalt Shingle |
| Construction | Stone, Vinyl Siding, Wood Frame |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 24th, 2025 |
| Days on Market | 12 |
| Zoning | M-C2 |

Listing Details

| | |
|----------------|------------------------------|
| Listing Office | TREC The Real Estate Company |
|----------------|------------------------------|

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