3120 3000 Millrise Point SW

Calgary | Active | MLS® A2332430

$214,900









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2001**	**872.42 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by TREC The Real Estate Company

A closer look

Welcome to Legacy Estates Millrise, where comfort, convenience, and community come together. This bright and inviting main-floor 2-bedroom, 2-bathroom home offers everything you need to enjoy an active, maintenance-free lifestyle in one of Calgary's most sought-after 60+ communities.

The thoughtfully designed floor plan features a spacious living and dining area, a functional kitchen with abundant cabinetry and counter space, in-suite laundry, and a generous primary bedroom complete with a walk-through closet and private 4-piece ensuite. The second bedroom is ideal for guests, hobbies, or a home office.

One of this home's standout features is the secure, enclosed three-season sunroom, providing the perfect place to enjoy your morning coffee, read a book, or simply relax while taking in the peaceful east-facing exposure.

Legacy Estates is much more than a condominium-it's a vibrant community. Residents enjoy an impressive selection of amenities including a full-service dining room with on-site chef, café bistro, library, fitness room, craft room, games room with pool table and shuffleboard, hair salon, guest suite, rooftop terrace, car wash bay, and comfortable lounges that encourage neighbours to gather and connect. A full calendar of social activities makes it easy to stay as active and involved as you choose.

The monthly condominium fees include heat, water, electricity, and professional management, leaving only cable and telephone as additional utilities. A mandatory $75 monthly dining fee provides a credit toward 3 chef-prepared weekday meals and carries forward if unused.

Located just steps from shopping, restaurants, health services, public transit, and the Fish Creek-Lacombe LRT Station, everything you need is within easy reach.

Parking is available with the unit on a rental basis. Wheelchair accessible building with elevators and ample visitor parking. With Board approval, cats are allowed in this unit.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2332430
Bedrooms	2
Bathrooms	2
Year Built	2001
Property Type:	Residential

Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit
Total Living Area:	872.42 sq. ft.
Condo Fee:	$577.26
Condo Fee Includes:	Amenities of HOA/Condo, Common Area Maintenance, Electricity, Heat, Insurance, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, Residential Manager, Sewer, Snow Removal, Trash, Water
Front Exposure:	West
Unit Exposure:	East
Floor Location:	Ground
Entry Level:	1
Stories Total:	4
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	6
Year built:	2001 (Age: 25)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	1

Plan:	0111781
Heating:	Baseboard, Hot Water, Natural Gas
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Concrete, Stone, Vinyl Siding, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Roof:	Asphalt
Ensuite:	Yes
Flooring:	Linoleum, Vinyl Plank
Cooling:	Wall Unit(s)
Fireplaces:	0
Garage:	No
Parking:	None, Parkade, Underground
Parking Places:	0
Parking Total/Covered:	0 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Legacy Estates in Millrise
Community:	Millrise
Amenities:	Car Wash, Elevator(s), Fitness Center, Game Court Interior, Guest Suite, Parking, Recreation Facilities, Recreation Room, Roof Deck, Secured Parking, Visitor Parking
Appliances:	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer
Inclusions:	N/A
Restrictions:	Adult Living
Pets Allowed:	Restrictions, Cats OK

Main Floor	Kitchen · 9'7" × 8'4" ·
Main Floor	Dining Room · 9'7" × 6'11" ·
Main Floor	Living Room · 12'11" × 11'11" ·
Main Floor	Bedroom - Primary · 11'5" × 9'5" ·
Main Floor	Bedroom · 10'6" × 8'9" ·
Main Floor	Laundry · 2'10" × 2'7" ·
Main Floor	Sunroom/Solarium · 10'11" × 7'6" ·
Title to Land:	Fee Simple
Community Features:	Park, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Elevator, No Animal Home, No Smoking Home, Recreation Facilities
Exterior Features:	None
Patio And Porch Features:	Enclosed
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone S
Zoning:	M-C2 d118
Listed Date:	Aug 06, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/3120-3000-millrise-point-sw-calgary-a2332430/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 10:05 AM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

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.

Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.