334 5000 Somervale Court SW

Calgary | Active | MLS® A2359456

$249,900









Bedrooms	Bathrooms	Year Built	Living area
2	**1**	**2003**	**844.5 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

RARE KENSINGTON MODEL - SPACIOUS 844 SQ. FT. - 55+ ADULT LIVING AT LEGACY ESTATES SOMERSET! Looking to downsize without sacrificing space, comfort, or lifestyle? Welcome to Suite 334 at Legacy Estates Somerset, a well-maintained 55+ adult living complex where convenience, community, and carefree living come together! This rarely available Kensington model offers an impressive 844 sq. ft. of thoughtfully designed living space, featuring 2 bedrooms, 1 bathroom, and a floor plan that truly sets it apart. What makes the Kensington model so special? Unlike many traditional condo layouts, the two bedrooms are positioned to the back of the suite, offering excellent separation and privacy. Both bedrooms are also situated a comfortable distance from the main living room and kitchen, creating a peaceful retreat away from the primary entertaining areas.
The suite also features a convenient walk-in shower and in-suite laundry, making everyday living that much easier. AND THEN THERE'S THE BALCONY! One of the standout features of this home is its exceptionally spacious, covered balcony, offering the largest balcony size in the complex! With plenty of room for a full patio furniture set, it's the perfect place to enjoy your morning coffee, entertain friends, or simply relax outdoors. Its desirable northeast exposure provides welcoming morning sunshine and comfortable shade later in the day. But life at Legacy Estates Somerset is about much more than your individual suite! The main floor is home to an impressive selection of amenities designed to encourage an active, social, and enjoyable lifestyle. Residents can take advantage of the games and recreation room, exercise room, media room, and library. The spacious Great Room serves as a gathering place for seasonal celebrations, special events, and community activities throughout the year. For those who enjoy creative pursuits, there's a dedicated crafts room, while the convenient on-site hair salon also offers manicures and pedicures. Whether you enjoy staying active, socializing with neighbours, or simply relaxing with a good book, there's something here for everyone! CONDO FEES INCLUDE HEAT AND ELECTRICITY, along with access to the building's many standard amenities, helping make monthly expenses more predictable. Suite 334 also includes titled underground parking and separate storage, providing additional convenience and peace of mind. Legacy Estates Somerset offers an inviting, well-maintained environment where residents can enjoy the benefits of independent living without the ongoing demands of maintaining a traditional home. If you're considering downsizing but aren't ready to compromise on space, comfort, or lifestyle, this rare Kensington model deserves your attention! Less maintenance. More freedom. A lifestyle you'll love. Welcome home to Legacy Estates Somerset!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2359456
Bedrooms	2
Bathrooms	1
Year Built	2003
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:	844.5 sq. ft.
Main Level Finished Area:	844.5 sq. ft.
Condo Fee:	$722.00
Condo Fee Includes:	Common Area Maintenance, Electricity, Gas, Heat, Insurance, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water
Front Exposure:	North
Unit Exposure:	Northeast
Floor Location:	Other
Entry Level:	3
Stories Total:	4
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Year built:	2003 (Age: 23)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	1.0 (Full:1, Half:0)

Num Ensuite Baths:	0
Plan:	0312933
Heating:	Baseboard
Foundation:	Poured Concrete
Builder:	Legacy Estates Somerset
New Constr.:	No
Construction Material:	Stone, Vinyl Siding, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Ensuite:	No
Flooring:	Carpet, Linoleum
Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Parkade, Titled, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit, Laundry Room
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Legacy Estates - Somerset
Community:	Somerset
Amenities:	Coin Laundry, Elevator(s), Fitness Center, Gazebo, Guest Suite, Laundry, Park, Party Room, Recreation Room, Snow Removal, Storage, Trash, Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Inclusions:	none
Restrictions:	Adult Living, Pets Not Allowed, Short Term Rentals Not Allowed

Pets Allowed:	No
Main Floor	Bedroom · 31'2" × 29'3" ·
Main Floor	Bedroom - Primary · 39'11" × 32' ·
Main Floor	Kitchen · 28'2" × 21'4" ·
Main Floor	Dining Room · 40'5" × 22'8" ·
Main Floor	Living Room · 40'5" × 35'6" ·
Main Floor	Storage · 24'7" × 15'4" ·
Main Floor	Pantry · 13'5" × 7'5" ·
Title to Land:	Fee Simple
Community Features:	Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Ceiling Fan(s), No Animal Home, No Smoking Home, Pantry, Vinyl Windows
Exterior Features:	Balcony, Courtyard
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone S
Zoning:	M-C2
Listed Date:	Nov 20, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/334-5000-somervale-court-sw-calgary-a2359456/

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