

\$339,900 - 418, 8710 Horton Road Sw, Calgary

MLS® #A2215952

\$339,900

2 Bedroom, 2.00 Bathroom, 942 sqft

Residential on 0.00 Acres

Haysboro, Calgary, Alberta

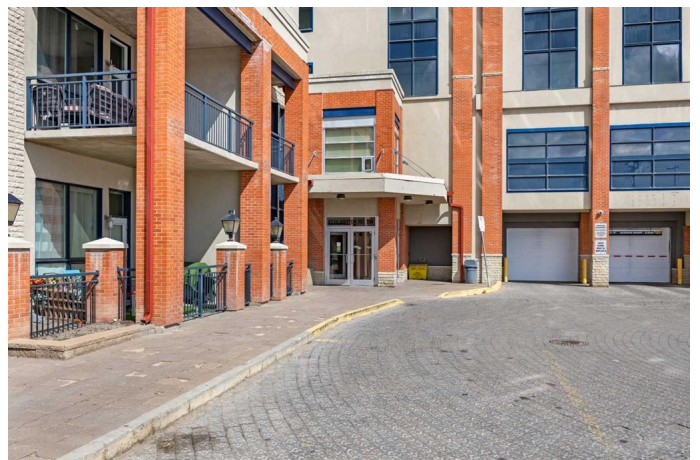
Experience elevated urban living at London at Heritage Station, a well-established and highly desirable condominium in the heart of Haysboro. This spacious 2 Bedroom, 2 Bathroom home combines thoughtful upgrades, generous space, and an unbeatable location.

With 10-foot ceilings throughout, the entire unit feels open, bright, and welcoming. The Spacious Living and Dining Area flows seamlessly into a Kitchen finished with granite countertops and a breakfast bar. A Sunny South-Facing Balcony extends from the Living Room, bringing in natural light and outdoor access.

The Primary Bedroom includes its own private ensuite, while the well-sized second Bedroom is accompanied by with 4-piece Bath. Both bathrooms feature granite counters, and the home also includes in-suite Laundry for added convenience.

Enjoy peace of mind with recent upgrades, including a newer hot water tank (2024), 2-in-1 washer (2024), microwave hood fan (2024), and fridge (2023).

The Building's Exclusive Amenities include Underground Parking, a Rooftop Patio, Bike Storage, a Social Room, and ample Visitor Parking. It also offers a safe indoor walkway connecting directly to Save-On-Foods and Tim



Hortons.

With the Heritage LRT Station just steps away, getting around the city is a breeze. Youâ€™re also close to parks, schools, restaurants, cafes, CO-OP, banking services, and major shopping destinations, with downtown Calgary only 15 minutes away.

Whether you're a First-Time Buyer, Downsizer, or Investor, this unit offers exceptional value in a prime location. Don't Miss Out!

Built in 2008

Essential Information

MLS® #	A2215952
Price	\$339,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	942
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	418, 8710 Horton Road Sw
Subdivision	Haysboro
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 0P7

Amenities

Amenities	Elevator(s), Secured Parking, Visitor Parking, Bicycle Storage
Parking Spaces	1

Parking	Stall, Unassigned, Underground
---------	--------------------------------

Interior

Interior Features	Granite Counters, High Ceilings, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Hot Water
Cooling	None
# of Stories	21

Exterior

Exterior Features	BBQ gas line
Construction	Brick, Concrete

Additional Information

Date Listed	April 30th, 2025
Days on Market	58
Zoning	C-C2

Listing Details

Listing Office	Jessica Chan Real Estate & Management Inc.
----------------	--

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.