

**1209, 9800 Horton Road SW
Calgary, Alberta**

MLS # A2186205



\$239,900

Division:	Haysboro		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment		
Size:	929 sq.ft.	Age:	1982 (43 yrs old)
Beds:	2	Baths:	1
Garage:	Heated Garage, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Hot Water	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	-	Condo Fee:	\$ 780
Basement:	-	LLD:	-
Exterior:	Brick, Metal Frame	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	See Remarks		

Inclusions: None

Discover this immaculate 2-bedroom corner suite on the 12th floor, featuring a wrap-around balcony that offers stunning city views. This spacious unit features two large bedrooms, a renovated 4-piece bathroom, stainless steel appliances in the kitchen featuring plenty of cabinetry and counterspace, a large dining area open to the living room with an abundance of natural light. The unit comes equipped with in-suite laundry, including a stacking washer and dryer, and includes one assigned indoor parking stall and storage unit. You'll appreciate the short walk to the LRT station, with shopping just steps away at Southland Crossing. Quick possession is available—just move in and start enjoying your new home! For added convenience, the building features a social room with a coffee station and library, an exercise room with a sauna, and bike racks. This is an 18+ building, providing a tranquil atmosphere with many long-term residents. ***The condo fees include Heat, Water & Electricity!*** Book your viewing today!