



THE A-TEAM

RE/MAX FIRST

8710 HORTON Road #1003, Calgary T2V 0P7

MLS® #: A2164416 Area: Haysboro Listing: 09/09/24 List Price: \$253,900
Status: Active County: Calgary Change: -\$1k, 14-Nov Association: Fort McMurray



General Information

Prop Type: Residential
Sub Type: Apartment
City/Town: Calgary
Year Built: 2008

Finished Floor Area
Abv Sqft: 705
Low Sqft:
Ttl Sqft: 705

DOM

73
Layout
Beds: 1 (1)
Baths: 1.0 (1 0)
Style: High-Rise (5+)

Lot Information

Lot Sz Ar:
Lot Shape:

Parking

Ttl Park: 1
Garage Sz:

Access:

Lot Feat:
Park Feat: Common, Heated Garage, Parkade, Parking Lot, Secured, Stall, Unassigned

Utilities and Features

Roof:
Heating: Boiler, Hot Water
Sewer:
Ext Feat: Balcony, BBQ gas line, Uncovered Courtyard

Construction: Brick, Concrete
Flooring: Carpet, Ceramic Tile, Laminate
Water Source:
Fnd/Bsmt:

Kitchen Appl: Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Int Feat: Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Storage
Utilities:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Rows include 4pc Bathroom, Living Room, and Kitchen.

Legal/Tax/Financial

Condo Fee: \$427 Title: Fee Simple Fee Freq: Zoning: C-C2 f4.0h80

Monthly

Legal Desc: 0812824

Remarks

Pub Rmks: **This north-facing 10th-floor executive condo offers breathtaking downtown and mountain views from the balcony and living room. This spacious condo offers unparalleled convenience with close proximity to the Heritage LRT Station and a direct underground walkway connecting you to Save on Foods and other nearby amenities. The open-concept design features a generous living area with 9-foot ceilings and a breakfast bar. Large windows allow abundant natural light, leading to a cozy deck where you can enjoy breathtaking views and set up a natural gas grill. The inviting kitchen showcases maple cabinetry, modern fixtures, and black appliances, with sleek upper cabinets providing ample storage for cooking and entertaining. This pet-friendly building provides 24-hour security, heated underground parking, a party room, a modern lobby with updated furniture, three elevators, a 17th-floor sunroom, and a serene rooftop garden with panoramic downtown views—perfect for relaxing. These amenities make it an ideal choice for seniors, investors, or young professionals. Utilities for water and electricity are individually billed based on the condo board's rates. Don't miss this opportunity to enjoy the best of Calgary living by making this exceptional condo your new home!**

Inclusions: N/A  
Property Listed By: MaxWell Capital Realty

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123





