



DON'T GAMBLE WITH YOUR HOME.  
**RE/MAX JACK**  
OUELLETTE  
ASSOCIATE

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1416, 8710 Horton Road SW  
Calgary, Alberta

MLS # A2257130



\$222,900

|             |                                                                                 |            |        |
|-------------|---------------------------------------------------------------------------------|------------|--------|
| Heating:    | Baseboard, Central                                                              | Water:     | -      |
| Floors:     | Vinyl Plank                                                                     | Sewer:     | -      |
| Roof:       | Tar/Gravel                                                                      | Condo Fee: | \$ 313 |
| Basement:   | None                                                                            | LLD:       | -      |
| Exterior:   | Brick, Concrete, Stone, Stucco                                                  | Zoning:    | C-C2   |
| Foundation: | Poured Concrete                                                                 | Utilities: | -      |
| Features:   | Granite Counters, High Ceilings, Laminate Counters, Open Floorplan, Soaking Tub |            |        |
| Inclusions: | N/A                                                                             |            |        |

THE BEST PRICE FOR A FULLY RENOVATED APARTMENT - READY TO MOVE IN! Experience modern living in this beautifully updated 1-bedroom apartment located in the highly desirable Haysboro neighbourhood - just minutes from downtown, top-rated schools, charming shops, LRT, and popular dining spots. This bright and airy south-facing unit is filled with natural light and offers breathtaking mountain views from the living space. Recent updates include brand-new luxury vinyl plank (LVP) flooring, fresh interior paint, modern white cabinetry, backsplash and newly installed light fixtures that enhance the home’s clean, contemporary aesthetic. The open layout creates a spacious and inviting atmosphere, ideal for both relaxing and entertaining. Additional highlights include secure, heated underground parking, providing convenience and peace of mind year-round and gas line hookup for your BBQ, perfect for seamless outdoor cooking and entertaining. Residents of London at Heritage Station enjoy premium amenities such as a rooftop terrace and a social lounge on the 17th floor with panoramic city views. The building also offers an indoor walkway to Save-On-Foods and Tim Hortons. Whether you are a first-time buyer, downsizing, or investing, this apartment offers the perfect combination of comfort, style, and location. Don’t miss this rare opportunity in Haysboro - schedule your private showing today and fall in love with the view!