



## 9800 Horton Road Calgary Alberta

\$210,000

This well-maintained, 18+ building is located just minutes from the bustling amenities of MacLeod Trail, making it an ideal investment. This 700+ sq ft unit features 1 bedroom, 1 bath, a spacious living room, and an adjoining dining area, providing versatile furniture layout options. The efficient galley-style kitchen offers ample storage and workspace, while the unit also includes in-suite laundry and additional storage space. Enjoy the sunny, east-facing balcony located on the 5th floor. Excellent Investment Opportunity! Own Two Side-by-Side Units at Nine Eight Hundred! Unit #501 (MLS# A2172207) is also available for purchase, offering the chance to own both units. Nine Eight Hundred is situated in a prime location, steps away from a variety of shops, services, and restaurants, ensuring convenience and easy living. The building itself is a classic concrete and brick structure with a welcoming, mature community. Residents benefit from a proactive condo board, an on-site manager during the day, and great amenities including a fitness room, sauna, cozy library, and social room for gatherings. Condo fees include electricity. The Southland LRT Station is just a 7-minute walk away, and Southland Leisure Centre and Southcentre Mall are only a 5-minute drive, making this property perfect for those seeking both comfort and convenience. (id:6769)

Living room 12.16 Ft x 12.00 Ft

Kitchen 12.92 Ft x 8.25 Ft

Dining room 10.08 Ft x 10.08 Ft

Primary Bedroom 11.16 Ft x 12.75 Ft

Other 4.25 Ft x 4.75 Ft

Laundry room 2.58 Ft x 2.58 Ft

Storage 6.51 Ft x 3.67 Ft

4pc Bathroom 6.42 Ft x 8.17 Ft

Listing Presented By:



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