

\$212,500 - 703, 9800 Horton Road Sw, Calgary

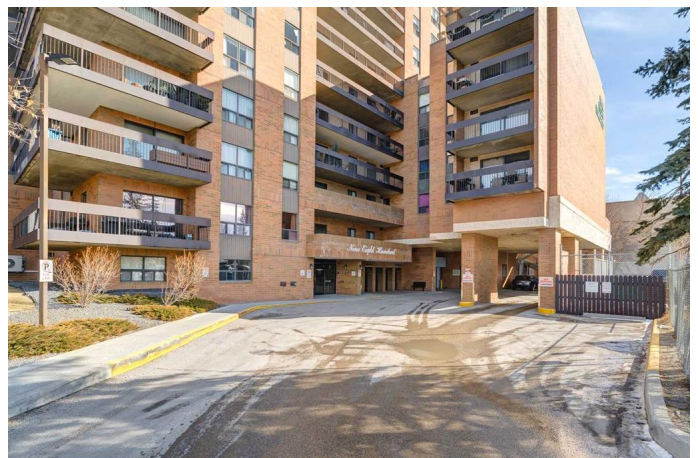
MLS® #A2107814

\$212,500

2 Bedroom, 1.00 Bathroom, 877 sqft
Residential on 0.00 Acres

Haysboro, Calgary, Alberta

Discover Condo 703 at Nine Eight Hundred; a wonderfully proportioned, single level condo in a mature (18+ building). Here are 5 things we love about this home, and we're sure you will too: 1. AN AMAZINGLY CENTRAL AND CONVENIENT LOCATION: While away from the hustle and bustle you are minutes to hundreds of shops, services, restaurants and amenities along MacLeod Trail while being a 7-minute walk to the Southland LRT Station + 5-minute drive to both the Southland Leisure Centre and Southcentre Mall. 2. A FULL-SIZE HOME: As condo sizes continue to trend smaller and smaller suite 703 is a breath of fresh air. Featuring 877 SqFt of living space with an incredibly functional floorplan the proportions of this home are sure to impress. A central living room with adjacent dining room offers flexible options for furniture placement depending on your needs/lifestyle while a galley-style offers ample work/storage space. Down the hall find two well-proportioned bedrooms, 4-piece bathroom and in-suite laundry with extra storage space. 3. THE BUILDING: Nine Eight Hundred is a beautifully maintained, classic concrete and brick building. Residents enjoy a mature (18+) community, pro-active condo board, on-site manager (daytime), well-equipped fitness room, sauna, library and social room in a convenient Haysboro location. As a bonus, condo fees include electricity. 4. PRIVATE OUTDOOR LIVING SPACE: One of the biggest complaints we get with condo living is



703-9800 Horton Rd SW, Calgary, AB

Main Floor Exterior Area 935.64 sq ft
Interior Area 877.10 sq ft



0 3 6 ft

PREPARED: 2024/02/23

While regions are excluded from total floor area in GUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

the lack of outdoor living space, not the case here! The massive, westerly exposed balcony is a great becomes an extension of your living space in the warmer months and is the perfect place to enjoy a morning coffee and mountain views on a clear day. 5. A BLANK CANVAS: This home has been lived in and loved in by the same owner for almost 25 years, now it's time for the next owner to fall in love with the space and community. If you're looking for a spacious condo in secure, concrete building where you can transform the space and make it your own; condo 703 is definitely worth your attention.

Built in 1982

Essential Information

MLS® #	A2107814
Price	\$212,500
Sold Price	\$220,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	877
Acres	0.00
Year Built	1982
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	703, 9800 Horton Road Sw
Subdivision	Haysboro
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 5B5

Amenities

Amenities	Elevator(s), Fitness Center, Recreation Room
Parking Spaces	1
Parking	Underground

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	See Remarks
Heating	Baseboard
Cooling	None
# of Stories	9

Exterior

Exterior Features	None
Construction	Brick

Additional Information

Date Listed	February 21st, 2024
Date Sold	February 29th, 2024
Days on Market	8
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
----------------	-------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.