

# \$359,900 - 607, 8880 Horton Road Sw, Calgary

MLS® #A2226267

**\$359,900**

2 Bedroom, 2.00 Bathroom, 976 sqft

Residential on 0.00 Acres

Haysboro, Calgary, Alberta

Looking for a turn-key investment or your first home in a well-connected location? Welcome to Unit 607 – 8880 Horton Rd SW, a spacious 2-bedroom, 2-bathroom Dover model in the sought-after London at Heritage Station high-rise. With over 975 sqft of smartly designed living space, this move-in ready and vacant unit is ideal for first-time buyers and savvy investors alike.

Step into a bright, open-concept layout featuring large windows in every room, bathing the space in natural light. The functional kitchen is equipped with granite countertops, dark maple cabinets, a full-height tile backsplash, and a convenient eating bar – perfect for hosting or casual meals. The private balcony comes with a gas line hookup, ready for summer BBQs and quiet evenings outdoors.

The primary bedroom includes a 4-piece ensuite, while the second bedroom offers great flexibility for guests, roommates, or a home office. Additional highlights include in-suite laundry with a stacked washer/dryer, secure underground parking, 24/7 security, and concierge service. Residents enjoy exclusive access to the rooftop sunroom and outdoor garden patio on the 17th floor – an urban oasis with sweeping views.

What sets this location apart? Direct heated parkade access to Save-On-Foods, plus steps



to Tim Hortons, boutique shops, restaurants, and transit. These concrete high-rise condos are among the best values in Calgary, with excellent rental potential and unmatched everyday convenience. Don't miss this opportunity - quick possession available!

Built in 2010

### Essential Information

MLS® #	A2226267
Price	\$359,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	976
Acres	0.00
Year Built	2010
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	607, 8880 Horton Road Sw
Subdivision	Haysboro
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 2W3

### Amenities

Amenities	Bicycle Storage, Clubhouse, Elevator(s), Parking, Secured Parking, Snow Removal, Visitor Parking, Community Gardens, Service Elevator(s)
Parking Spaces	1
Parking	Assigned, Parkade, Underground

### Interior

Interior Features	Breakfast Bar, Open Floorplan, See Remarks, Vinyl Windows, Tankless Hot Water
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	High Efficiency, Hot Water, Natural Gas
Cooling	None
# of Stories	21

## Exterior

Exterior Features	BBQ gas line
Roof	Tar/Gravel
Construction	Brick, Concrete, Stone

## Additional Information

Date Listed	June 4th, 2025
Days on Market	5
Zoning	C-C2 f4.0h80

## Listing Details

Listing Office	eXp Realty
----------------	------------

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