

# \$429,900 - 1711, 8710 Horton Road Sw, Calgary

MLS® #A2207455

**\$429,900**

2 Bedroom, 2.00 Bathroom, 1,071 sqft  
Residential on 0.00 Acres

Haysboro, Calgary, Alberta

Enjoy a private, oversized patio with breathtaking panoramic North and West views of the mountains, Glenmore Reservoir, downtown Calgary, and spectacular sunsets—complete with a BBQ gas line.

Located in the prestigious "London at Heritage Station," this spacious unit boasts one of the largest floorplans in the building, providing an open, airy feel with 9' ceilings and luxurious vinyl plank flooring and ceramic tile throughout. The chef-inspired kitchen features granite countertops, a full-height backsplash, and stainless steel appliances. The spacious dining area flows seamlessly into the living room, where you can relax and take in the stunning views.

The master suite offers its own private balcony, a large walk-through closet, and a spa-like 4-piece ensuite with a full tile surround and deep soaker tub. The second generous bedroom also offers beautiful views and a deep closet. An additional 4-piece bathroom with full tile surround and another deep soaker tub completes the living space.

Energy-efficient construction ensures comfort year-round, while individual utility meters for each unit, and fibre optic cable & internet support your modern lifestyle. The unit includes 1 indoor parking stall with access to a bike storage room and available storage lockers for rent.



Convenience is key with this prime location—walk to the C-Train station for a quick commute, and enjoy nearby grocery stores, gyms, shops, and a variety of restaurants right at your doorstep. 24-hour security and a daytime concierge offer peace of mind, while the building is pet-friendly, making it perfect for those with furry companions.

This unit is truly one of a kind! With upgraded finishes and exceptional amenities, it offers everything you need for luxurious living. Book a showing today to see this rare gem for yourself!

Built in 2008

### **Essential Information**

MLS® #	A2207455
Price	\$429,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,071
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	1711, 8710 Horton Road Sw
Subdivision	Haysboro
City	Calgary
County	Calgary
Province	Alberta

Postal Code T2P 0V7

### **Amenities**

Amenities Bicycle Storage, Elevator(s), Roof Deck, Secured Parking, Trash, Visitor Parking  
Parking Spaces 1  
Parking Assigned, Parkade, Stall, Underground  
# of Garages 1

### **Interior**

Interior Features Closet Organizers, Granite Counters, Kitchen Island, Open Floorplan, Pantry, Walk-In Closet(s)  
Appliances Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Window Coverings  
Heating Natural Gas, Hot Water  
Cooling None  
# of Stories 21

### **Exterior**

Exterior Features Balcony, BBQ gas line, Other  
Construction Concrete

### **Additional Information**

Date Listed April 3rd, 2025  
Days on Market 1  
Zoning C-C2

### **Listing Details**

Listing Office RE/MAX House of Real Estate

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