

# \$228,999 - 411, 7130 80 Avenue Ne, Calgary

MLS® #A2218066

## \$228,999

1 Bedroom, 1.00 Bathroom, 510 sqft

Residential on 0.00 Acres

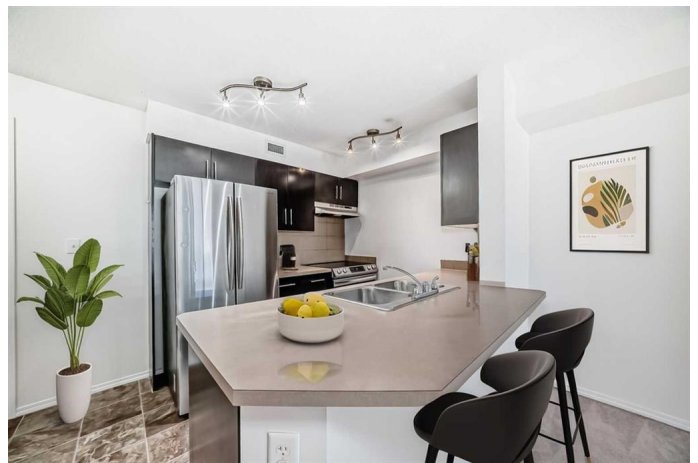
Saddle Ridge, Calgary, Alberta

Welcome to this TOP FLOOR 1 bedroom condo that won't break the bank! Condo fees are only \$265 which includes everything except power. Featuring INSUITE LAUNDRY, stainless steel appliances, open floorplan, FRESHLY PAINTED, and a covered balcony. Includes 1 assigned parking stall, but a coveted bonus is that the building sides a street with lots of extra street parking. Don't have a car? No worries as this perfect location is located close to a plethora of amenities. Right across the street is a Tim Hortons, Esso, food stores, and bussing. Or you can walk only 15 minutes to the Saddletowne shopping area and the LRT station! Complex allows pets which is perfect with all the immediate surrounding walking paths. Tenant on a 6 month lease until the end of Feb. Turnkey investment.

Built in 2013

### Essential Information

MLS® #	A2218066
Price	\$228,999
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	510
Acres	0.00
Year Built	2013



Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	411, 7130 80 Avenue Ne
Subdivision	Saddle Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 0N5

### Amenities

Amenities	Elevator(s), Parking
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Balcony
Construction	Stone, Vinyl Siding, Wood Frame

### Additional Information

Date Listed	May 7th, 2025
Days on Market	119
Zoning	M-2

### Listing Details

Listing Office	MaxWell Capital 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.