



DJ Golden
REAL ESTATE

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307, 7130 80 Avenue NE
Calgary, Alberta

MLS # A2239594



\$270,000

Division:	Saddle Ridge		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	696 sq.ft.	Age:	2012 (13 yrs old)
Beds:	2	Baths:	1
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard
Floors:	Vinyl Plank
Roof:	-
Basement:	-
Exterior:	Concrete, Stucco, Wood Frame
Foundation:	-
Features:	Breakfast Bar, Open Floorplan

Water:	-
Sewer:	-
Condo Fee:	\$ 367
LLD:	-
Zoning:	M-2
Utilities:	-

Inclusions: NA

Attention INVESTORS and FIRST-TIME BUYERS – welcome to this beautifully maintained 2-bedroom condo in the sought-after Indigo Sky complex! Located on the 3rd floor, this bright and stylish unit offers an open-concept layout with a spacious kitchen featuring quartz countertops, a breakfast bar, a pantry, and modern appliances. The primary bedroom includes a large window, a walk-through closet, and direct access to a 4-piece bathroom. The second bedroom is perfect as a guest room, home office, or flex space. Enjoy the convenience of in-suite laundry, a generous balcony, and your own titled underground parking stall. This well-managed, pet-friendly complex offers ample visitor parking and is ideally located near schools, shopping, parks, and major roadways. Low condo fees make this an incredible value. Don't miss this opportunity – book your showing today!