

# \$270,000 - 307, 7130 80 Avenue Ne, Calgary

MLS® #A2239594

**\$270,000**

2 Bedroom, 1.00 Bathroom, 696 sqft

Residential on 0.00 Acres

Saddle Ridge, Calgary, Alberta

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!

Built in 2012

## Essential Information

MLS® #	A2239594
Price	\$270,000
Bedrooms	2
Bathrooms	1.00



Full Baths	1
Square Footage	696
Acres	0.00
Year Built	2012
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	307, 7130 80 Avenue Ne
Subdivision	Saddle Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 0N5

### Amenities

Amenities	Park, Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Underground

### Interior

Interior Features	Breakfast Bar, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Balcony
Construction	Concrete, Stucco, Wood Frame

### Additional Information

Date Listed	July 17th, 2025
Days on Market	3
Zoning	M-2

### Listing Details

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