

# \$539,900 - 4612 Fortune Road Se, Calgary

MLS® #A2205604

**\$539,900**

5 Bedroom, 2.00 Bathroom, 977 sqft  
Residential on 0.13 Acres

Forest Heights, Calgary, Alberta

**REDUCED TO SELL!!!** Welcome to a well maintain and well located bungalow, this fully developed bungalow is move in ready, and has undergone renovation over the past years including an upgraded kitchen with upgraded cabinets, updated baseboards, updated main bath, vinyl plank flooring throughout, 3 bedrooms up and sliding patio doors lead from the dining area to the rear large backyard deck, including easy-maintenance yard features, which is ideal for entertainment, and lots of room for the kids to hangout. The finished basement features a shared common laundry and offers a separate entrance to the basement, huge rec room/family living room, beautiful 5 piece spa quality bath accented with double sink vanity, 6' jetted tub and vinyl plank flooring. High efficiency furnace and hot water tank. The massive yard allows for future RV storage. Close to schools, transit and shopping. A must see.

Built in 1961

## Essential Information

MLS® #	A2205604
Price	\$539,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	977



Acres	0.13
Year Built	1961
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	4612 Fortune Road Se
Subdivision	Forest Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A2A8

### Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Granite Counters, Laminate Counters, Open Floorplan, Separate Entrance, Sump Pump(s)
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	None
Lot Description	Back Lane, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	March 25th, 2025
Days on Market	27

Zoning

R-CG

## **Listing Details**

Listing Office

D Gees Realty Inc.

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