

# \$485,000 - 4611 Fortune Road Se, Calgary

MLS® #A2263158

**\$485,000**

3 Bedroom, 2.00 Bathroom, 1,009 sqft  
Residential on 0.13 Acres

Forest Heights, Calgary, Alberta

Welcome to this cozy bungalow in the heart of Forest Heights, offering a perfect blend of classic charm and modern upgrades. Step inside to find solid oak vintage hardwood floors, a cozy wood-burning fireplace, and a bright bay window that fills the living room with natural light. The updated kitchen cabinets and main floor bathroom (2010) bring a refreshed look, while recent mechanical and exterior improvements ensure peace of mind for years to come: including new shingles (2024), windows (2020), siding (house 2010 / garage 2019), and a brand-new hot water tank (2025). Enjoy outdoor living in the large, fully fenced backyard, surrounded by mature trees for privacy and featuring a covered 15' x 20' concrete patio with pergola; perfect for relaxing or entertaining. The yard also includes a firepit and an oversized single garage with an adjacent gravel parking pad for extra vehicles.

Additional highlights include a functional alarm system (panel at back door) and a spacious layout that's move-in ready.

Located just steps from schools, parks, the public library, and Marlborough Mall, this home combines quiet residential living with unbeatable convenience.

Whether you're a first-time buyer, investor, or downsizer, this Forest Heights gem offers warmth, character, and excellent value. Book your private showing today!

Built in 1961



## Essential Information

MLS® #	A2263158
Price	\$485,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,009
Acres	0.13
Year Built	1961
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	4611 Fortune Road Se
Subdivision	Forest Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A2A7

## Amenities

Parking Spaces	2
Parking	Single Garage Detached
# of Garages	1

## Interior

Interior Features	Built-in Features
Appliances	None
Heating	Fireplace(s), Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	October 7th, 2025
Days on Market	1
Zoning	R-CG

**Listing Details**

Listing Office	Coldwell Banker Mountain Central
----------------	----------------------------------

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.