



GRASSROOTS
REALTY GROUP

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203 Foritana Road SE
Calgary, Alberta

MLS # A2220540



\$485,000

Division:	Forest Heights		
Type:	Residential/House		
Style:	Bungalow		
Size:	975 sq.ft.	Age:	1966 (59 yrs old)
Beds:	2	Baths:	1
Garage:	Double Garage Detached, RV Access/Parking		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air, Natural Gas
Floors:	Carpet, Hardwood, Laminate
Roof:	Asphalt Shingle
Basement:	Full, Partially Finished
Exterior:	Vinyl Siding, Wood Frame
Foundation:	Poured Concrete
Features:	Closet Organizers, No Smoking Home, Storage, Vinyl Windows

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	R-CG
Utilities:	-

Inclusions: none

Lovingly cared for home with an oversized heated garage and RV parking. Welcome to 203 Foritana Road, located on a quiet street in the community of Forest Heights. This family home has been seen numerous updates in the last few years including, windows, high efficiency furnace with AC, water heater and electrical panel. The main floor features a large living room, updated kitchen with eating nook and a separate dining space that could be turned back into a third bedroom. Down the hall is a nicely updated bathroom and two large bedrooms. The partially finished basement is awaiting your finishing touches with a large rec room and plenty of storage. Outside you will be charmed by a large yard featuring a recently installed gazebo, oversized and heated garage and plenty of space for gardening. There is even parking for your RV or extra vehicle. Don't miss your opportunity to view this amazing property.