



GRASSROOTS
REALTY GROUP

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5107 Forego Avenue SE
Calgary, Alberta

MLS # A2240799



\$535,000

Division:	Forest Heights		
Type:	Residential/House		
Style:	Bungalow		
Size:	812 sq.ft.	Age:	1965 (60 yrs old)
Beds:	3	Baths:	2
Garage:	Alley Access, Off Street, Oversized, Parking Pad, Single Garage Detached		
Lot Size:	0.16 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Front Yard, Lawn, Many Trees, Private, Reve		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Hardwood, Laminate, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, Metal Siding , Stone, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Quartz Counters, Storage, Wet Bar		

Inclusions: NA

Set on one of the largest lots in Forest Heights and located on a quiet, tree-lined street, this impeccably maintained and thoughtfully updated bungalow offers exceptional space, privacy, and long-term potential. Freshly renovated throughout, the home features a bright and spacious main floor with new paint, updated lighting, and luxury vinyl plank flooring. The living room is flooded with natural light from a large picture window, while the newly renovated kitchen boasts quartz countertops, black appliances, new blinds, ample cabinetry, and easy-to-clean ceramic tile flooring. Three generously sized bedrooms, including a large primary, offer comfortable living for families, and the beautifully refreshed 4-piece bathroom includes a new tub surround and modern fixtures. The fully finished basement expands your living space with a large family and recreation room—complete with a cozy gas fireplace, wet bar, and a 2-piece bathroom with rough-in for a future shower. A laundry area and excellent storage complete the lower level. Pool and foosball tables are included! Outside, enjoy true privacy in both front and back yards. The massive, fully fenced yard is a gardener's paradise, home to a variety of fruit trees including two apple varieties, four types of plums, four pear trees, a frost peach, an apricot, and a cherry tree. A covered patio, storage shed, and oversized single garage with gas hookup add functionality and future flexibility. You'll love the additional driveway off the front for even more parking. Recent upgrades include newer windows, roof, furnace, appliances, garage door, and opener—ensuring peace of mind for years to come. Located close to schools, shopping, transit, and the community centre, this property offers outstanding value in a mature, family-friendly neighbourhood. Whether you're a growing family, investor, or future

builder—this home checks every box.