



**208 Forest Road SE
Calgary, Alberta**

MLS # A2297811



\$429,900

Division:	Forest Heights		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,076 sq.ft.	Age:	1975 (51 yrs old)
Beds:	4	Baths:	1
Garage:	Double Garage Detached		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane, Back Yard, Backs on to Park/Green Space, Front Yard, Level		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Stucco, Vinyl Siding	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: none

Fantastic opportunity in Forest Heights. This 1076 sq ft 3 bedroom bungalow with a double detached garage backs directly onto a park, offering privacy and green space right out your door. A true handyman special and fixer upper, this home is perfect for buyers looking to renovate, invest, or build equity at a great price. Endless potential in a well established neighbourhood. Shingles 1 year old, furnace 2 years old, and hot water tank 1 year old.