

\$498,000 - 4515 Fordham Crescent Se, Calgary

MLS® #A2250191

\$498,000

1 Bedroom, 1.00 Bathroom, 1,132 sqft

Residential on 0.17 Acres

Forest Heights, Calgary, Alberta

Here's a rare chance to own one of the largest lots in Forest Heights, boasting approximately 7620 sq ft of prime development potential. This oversized lot is located on a quiet, well-established street and features the added bonus of back lane access — perfect for added design flexibility, garage access, or future secondary suites. Whether you're an investor, developer, or looking to build your dream home, this is an unbeatable opportunity. The surrounding area is known for its family-friendly atmosphere, mature trees, and proximity to everything you need. Just steps away from Keeler Elementary School, this location is ideal for families, and it's also only minutes from the Marlborough Shopping Centre, offering easy access to groceries, restaurants, retail, and transit. Major commuter routes including Memorial Drive and 36th Street are nearby, providing quick access to downtown Calgary or east to industrial areas. Whether you're envisioning a multi-unit project or a stunning custom residence, this lot offers incredible potential in an area seeing renewed development interest. Don't miss out on this exceptional land opportunity in the heart of Calgary's southeast.

Built in 1961

Essential Information

MLS® # A2250191

Price \$498,000



| | |
|----------------|-------------|
| Bedrooms | 1 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 1,132 |
| Acres | 0.17 |
| Year Built | 1961 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 4515 Fordham Crescent Se |
| Subdivision | Forest Heights |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2A 2A2 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|------------------|
| Interior Features | See Remarks |
| Appliances | None |
| Heating | None |
| Cooling | None |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--------------------------------------|
| Exterior Features | Other |
| Lot Description | Back Lane, Back Yard, Pie Shaped Lot |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

Date Listed August 21st, 2025

Zoning R-CG

Listing Details

Listing Office RE/MAX Complete Realty

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