

\$679,000 - 2201 46 Street Se, Calgary

MLS® #A2196394

\$679,000

3 Bedroom, 2.00 Bathroom, 912 sqft
Residential on 0.15 Acres

Forest Lawn, Calgary, Alberta

Attention Developers and builders. 55 x 120 ft Corner lot HGO zoning 5 row homes with 5 legal suites and detached garage. with Approved Development permit. This sleek contemporary looking 5 plex is designed by Faas Architecture. House is currently rented to one tenant. Call for more information

Built in 1959

Essential Information

MLS® #	A2196394
Price	\$679,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	912
Acres	0.15
Year Built	1959
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	2201 46 Street Se
Subdivision	Forest Lawn
City	Calgary
County	Calgary
Province	Alberta



2201 46th STREET S.E.

DEVELOPMENT PERMIT SET

SEPTEMBER 13, 2024

DRAWING LIST

SP-001	GENERAL NOTES
SP-002	FOUNDATION
SP-003	FLOOR PLAN
SP-004	SECTIONAL ELEVATION
SP-005	EXTERIOR FINISHES
SP-006	MECHANICAL
SP-007	ELECTRICAL
SP-008	PLUMBING
SP-009	LANDSCAPE
SP-010	CONCRETE
SP-011	PAINT
SP-012	GLASS
SP-013	IRONWORK
SP-014	SMOKE
SP-015	MECHANICAL
SP-016	ELECTRICAL
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SP-022	IRONWORK
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SP-024	MECHANICAL
SP-025	ELECTRICAL
SP-026	PLUMBING
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SP-029	PAINT
SP-030	GLASS
SP-031	IRONWORK
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SP-034	ELECTRICAL
SP-035	PLUMBING
SP-036	LANDSCAPE
SP-037	CONCRETE
SP-038	PAINT
SP-039	GLASS
SP-040	IRONWORK
SP-041	SMOKE
SP-042	MECHANICAL
SP-043	ELECTRICAL
SP-044	PLUMBING
SP-045	LANDSCAPE
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SP-048	GLASS
SP-049	IRONWORK
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Postal Code T2B1K7

Amenities

Parking Spaces 2
Parking Double Garage Detached
of Garages 2

Interior

Interior Features Laminate Counters
Appliances Dishwasher, Electric Stove, Refrigerator
Heating Forced Air
Cooling None
Has Basement Yes
Basement Finished, Full

Exterior

Exterior Features Private Yard
Lot Description Corner Lot
Roof Asphalt
Construction Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed February 22nd, 2025
Days on Market 46
Zoning H-GO

Listing Details

Listing Office RE/MAX Real Estate (Central)

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