

# \$600,000 - 8226 Fairmount Drive Se, Calgary

MLS® #A2214066

**\$600,000**

6 Bedroom, 2.00 Bathroom, 1,097 sqft

Residential on 0.13 Acres

Fairview, Calgary, Alberta

Investor opportunity in Fairview! This 1,097 sq ft bungalow sits on a 56' x 100' lot (17.08m x 30.47m) with H-GO zoning—a prime location for future development. The property includes a 24' x 22' detached double garage and is nestled on a quiet street in one of Calgary's most accessible inner-city communities. Quick access to Macleod Trail, Chinook Centre, transit, schools, and parks. The value here is in the land, location, and long-term potential.

Built in 1959

## Essential Information

MLS® #	A2214066
Price	\$600,000
Bedrooms	6
Bathrooms	2.00
Full Baths	2
Square Footage	1,097
Acres	0.13
Year Built	1959
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	8226 Fairmount Drive Se
Subdivision	Fairview



City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2H 0Y3

### Amenities

Parking Spaces	5
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Electric Range, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Corner Lot, Front Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 24th, 2025
Days on Market	8
Zoning	H-GO

### Listing Details

Listing Office	eXp Realty
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