

\$325,000 - 130, 5201 Dalhousie Drive Nw, Calgary

MLS® #A2085541

\$325,000

1 Bedroom, 1.00 Bathroom, 929 sqft

Residential on 0.00 Acres

Dalhousie, Calgary, Alberta

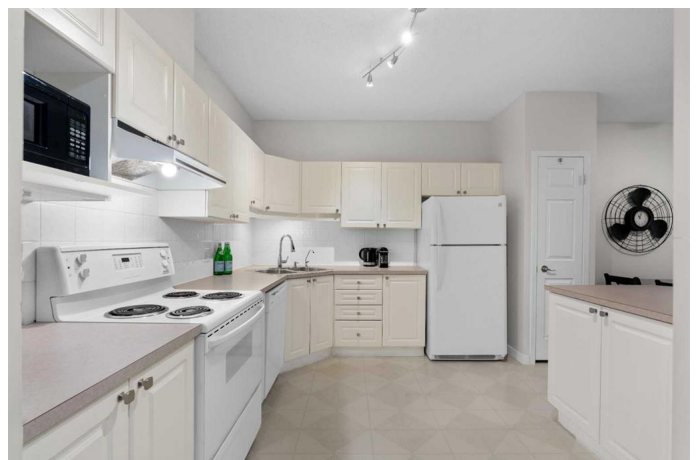
Welcome to your new home in The Phoenician! This large one-bedroom plus den unit offers a spacious 928 square feet of living space in a prime location. Situated within walking distance of the Dalhousie LRT station, grocery stores, cafes, and restaurants, this property brings convenience and comfort to your doorstep.

As you step inside, you'll immediately appreciate the freshly painted walls in a soothing neutral colour. The open floor plan, with its laminate floors and high ceilings, creates an inviting and airy atmosphere. The heart of the home is the full-size kitchen, which boasts ample counter and cabinet space and a pantry for all your culinary needs. Whether you're preparing a gourmet meal or a quick snack, you'll find everything you need right at your fingertips.

One of the standout features of this unit is the den and its elegant french doors which provide plenty of natural light. This versatile space can serve as a home office or a cozy reading nook. The den leads to a private patio that overlooks a secluded courtyard, providing a tranquil retreat right outside your door.

The generously sized primary bedroom easily accommodates a king-size bed and offers a walk-in closet. The adjacent four-piece bathroom includes a separate tub and a linen closet, and laundry area, adding to the convenience and storage options.

But the benefits of this property extend beyond the unit itself. The building offers a wide range



of amenities, including a guest suite for visiting friends and family, a games room for entertainment, a library for quiet moments, a communal kitchen for gatherings, and a hobby room for pursuing your passions.

For added convenience, the underground parkade features a titled parking spot, visitor parking for your guests, a carwash bay to keep your vehicle pristine, and an assigned storage locker to keep your belongings secure and out of the way.

The Phoenician is a highly sought-after complex, so don't miss your chance to call this remarkable property home. Schedule a viewing today and discover the lifestyle you've been dreaming of!

Built in 1998

Essential Information

MLS® #	A2085541
Price	\$325,000
Sold Price	\$309,250
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	929
Acres	0.00
Year Built	1998
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	130, 5201 Dalhousie Drive Nw
Subdivision	Dalhousie
City	Calgary
County	Calgary
Province	Alberta

Postal Code T3A 5Y7

Amenities

Amenities Car Wash, Elevator(s), Fitness Center, Guest Suite, Party Room, Recreation Room, Visitor Parking, Workshop

Parking Spaces 1

Parking Guest, Parkade, Secured, Titled, Underground

Interior

Interior Features Breakfast Bar, Closet Organizers, No Animal Home, Open Floorplan, Pantry, Storage

Appliances Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings

Heating Baseboard

Cooling None

of Stories 4

Exterior

Exterior Features Courtyard

Construction Wood Frame

Additional Information

Date Listed October 5th, 2023

Date Sold November 23rd, 2023

Days on Market 49

Zoning DC (pre 1P2007)

HOA Fees 0.00

Listing Details

Listing Office CIR REALTY

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