

\$524,900 - 30, 5400 Dalhousie Drive Nw, Calgary

MLS® #A2114572

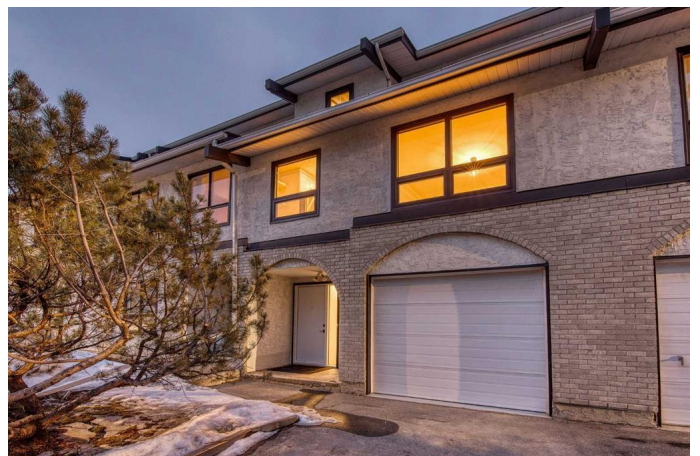
\$524,900

3 Bedroom, 3.00 Bathroom, 1,613 sqft

Residential on 0.00 Acres

Dalhousie, Calgary, Alberta

Open House: Saturday, March 16th from 10:00am through 12:00pm. Everything, AND the Kitchen Sink! Introducing Unit #30 at 5400 Dalhousie Drive NW, nestled in the heart of Dalhousie, a cherished family-friendly neighborhood. This townhouse, boasting a fully renovated 4-level split design, stands as one of the largest floor plans in its sought-after complex. Spanning 2,138 sq. ft. of meticulously crafted living space, this home is primed for both everyday living and entertaining. Step inside through the front entrance or the attached single car garage into a welcoming and functional entry/mudroom, featuring Custom-Built Lockers and Cabinetry for seamless organization. The heart of the home lies in the great room, adorned with vaulted 16'™ ceilings and a striking floor-to-ceiling brick wood-burning fireplace flanked by newly installed vertical vinyl windows, allowing the sunlight to flood in. Adjacent to the living room, a private yard awaits, perfect for savouring morning coffees or hosting soirées. Overlooking the great room through custom glass panelled wood railing, is the newly designed and open custom-built kitchen, boasting New Stainless Steel Appliances, Quartz Countertops, and a Central Island, this kitchen is a culinary delight. A renovated powder room completes this level. The upper floor unveils Three Bedrooms, including a refined primary retreat with a lavishly renovated 4-piece En-suite with large glass & tile shower and a Walk-In Closet



featuring Custom Cabinetry. Two additional bedrooms, a renovated family bathroom, and ample hallway storage round out this level. The basement has been transformed to include a generous Laundry Room with brand new WASHER & DRYER and Custom Cabinetry, alongside a separate storage room. Residents enjoy access to a top-tier Recreation Centre, offering exclusive amenities, such as a private swimming pool, fitness area, owner's lounge, and racquetball courts. The meticulously maintained complex is centrally located within Dalhousie, renowned for its excellent schools, easy access to public transportation, and proximity to various dining and shopping options. Additionally, it's conveniently situated near the University of Calgary, Foothills Medical Centre, and the Children's Hospital. This exquisitely renovated townhouse boasts a plethora of NOTABLE UPGRADES; New Vinyl Windows, Exterior and Interior Doors, Luxury Vinyl Plank Flooring throughout, New Plumbing Fixtures, New Light Fixtures (including pot lights), Custom Cabinetry throughout, Brand New Appliances, Newly Tiled Bathrooms/Mudroom, Kitchen Backsplash, and New Quartz Countertops. With QUICK POSSESSION AVAILABLE, seize the opportunity to make this refined low-maintenance lock & leave residence your own!

Built in 1975

Essential Information

MLS® #	A2114572
Price	\$524,900
Sold Price	\$530,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1

Square Footage	1,613
Acres	0.00
Year Built	1975
Type	Residential
Sub-Type	Row/Townhouse
Style	4 Level Split
Status	Sold

Community Information

Address	30, 5400 Dalhousie Drive Nw
Subdivision	Dalhousie
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 2B4

Amenities

Amenities	Fitness Center, Indoor Pool, Party Room, Racquet Courts, Recreation Room, Sauna, Visitor Parking
Parking Spaces	1
Parking	Front Drive, Single Garage Attached

Interior

Interior Features	Breakfast Bar, Built-in Features, Chandelier, Closet Organizers, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Cooktop, Microwave, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Private Yard
Lot Description	Landscaped, Private, Treed

Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 14th, 2024
Date Sold	March 29th, 2024
Days on Market	15
Zoning	M-CG d44
HOA Fees	0.00

Listing Details

Listing Office	Coldwell Banker Mountain Central
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