

\$525,000 - 403, 5201 Dalhousie Drive Nw, Calgary

MLS® #A2138218

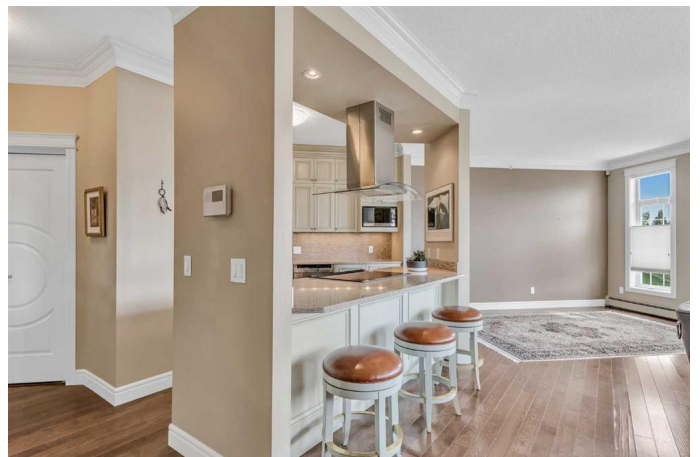
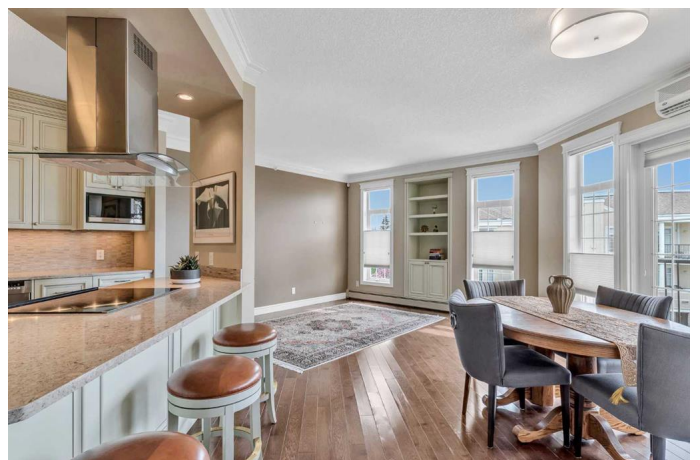
\$525,000

2 Bedroom, 2.00 Bathroom, 1,077 sqft

Residential on 0.00 Acres

Dalhousie, Calgary, Alberta

Your new home is a top floor, totally renovated, southwest facing, 2 bedroom, 2 bath unit in the sought after building and community known as "The Phoenician." You will be in awe as you enter and notice this bright, spacious, open floor plan that boasts tons of oversized windows, 9' knock down ceiling with crown mouldings, gleaming wood floors, custom blinds, updated lighting, and much more. The quality of the material and workmanship of this professionally designed renovation is evident throughout the entire unit which includes custom cabinetry and quartz countertops everywhere, tons of built-ins, solid core doors, and many other features. The heart of this home is the gourmet kitchen, where the chef in you will rejoice with an abundance of cabinetry and counter space, stainless steel appliances, chic backsplash, a pantry, and a huge breakfast bar. The adjoining dining area and living room provide an inviting space to gather with family and friends and have easy access to the oversize balcony that showcases amazing mountain, city, courtyard, and COP views. The expansive primary bedroom can easily accommodate a king size bed, and it has a second door to the balcony, a spacious walk-in closet, and a spa-like ensuite bathroom with a heated floor, soaker tub and tiled shower with a glass door. There is also a laundry with side-by-side front loading washer and dryer, a large storage room, and titled underground heated parking. The Phoenician has a wide



range of amenities including a theatre room, shuffleboard, pool table, library, large sitting room with fireplace, sun deck and patio, workshop, hobby room, exercise room, community kitchen for party or social gathering functions, 2 guest suites, car wash, and plenty of underground visitor parking. This well located complex is an easy walk to Dalhousie Station which offers CTrain service, shopping, restaurants, medical services, all other amenities, plus easy access to major thoroughfares.

Built in 1998

Essential Information

MLS® #	A2138218
Price	\$525,000
Sold Price	\$525,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,077
Acres	0.00
Year Built	1998
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	403, 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, Parking, Party Room, Recreation Facilities, Recreation Room, Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Parkade, Underground

Interior

Interior Features	Bookcases, Breakfast Bar, Closet Organizers, Crown Molding, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Natural Gas
Cooling	Wall Unit(s)
# of Stories	4

Exterior

Exterior Features	Balcony, BBQ gas line, Courtyard, Garden
Lot Description	Lawn, Landscaped, Street Lighting, Treed, Views
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 7th, 2024
Date Sold	June 10th, 2024
Days on Market	3
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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