

# \$509,900 - 5, 5400 Dalhousie Drive Nw, Calgary

MLS® #A2248398

**\$509,900**

3 Bedroom, 3.00 Bathroom, 1,602 sqft

Residential on 0.00 Acres

Dalhousie, Calgary, Alberta

Welcome to 5400 Dalhousie & this sunny 3 Bedroom townhome in this exclusive condo complex just steps to Dalhousie Station/ Shopping and LRT. AVAILABLE FOR A QUICK POSSESSION, THIS BRIGHT & WELCOMING UNIT FEATURES LAMINATE FLOORS, ATTACHED 1 CAR GARAGE & South Backyard. Fabulous living room with wood burning fireplace & soaring 12 ft ceilings. Eat-in kitchen & expansive open concept dining/family room overlooking the living room. Upstairs three great sized bedrooms and two full baths. The master bedroom has a walk-in closet and a full ensuite bathroom. Convenient main floor laundry room. 2 Pce bathroom on the main level. A finished rec room in the basement. Visitor parking and a park area are just steps from your front door & private residents amenity comes complete with indoor pool & squash court games and party room. Minutes to top-notch schools, hospital / University Of Calgary

Built in 1975

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2248398  |
| Price      | \$509,900 |
| Bedrooms   | 3         |
| Bathrooms  | 3.00      |
| Full Baths | 2         |
| Half Baths | 1         |



|                |               |
|----------------|---------------|
| Square Footage | 1,602         |
| Acres          | 0.00          |
| Year Built     | 1975          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 4 Level Split |
| Status         | Active        |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 5, 5400 Dalhousie Drive Nw |
| Subdivision | Dalhousie                  |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3A 2B4                    |

### Amenities

|                |                                                                          |
|----------------|--------------------------------------------------------------------------|
| Amenities      | Clubhouse, Party Room, Visitor Parking, Game Court Interior, Indoor Pool |
| Parking Spaces | 2                                                                        |
| Parking        | Single Garage Attached                                                   |
| # of Garages   | 1                                                                        |

### Interior

|                   |                                                                                                         |
|-------------------|---------------------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, No Animal Home, No Smoking Home, Recreation Facilities                                   |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                                              |
| Cooling           | None                                                                                                    |
| Fireplace         | Yes                                                                                                     |
| # of Fireplaces   | 1                                                                                                       |
| Fireplaces        | Brick Facing, Living Room, Wood Burning                                                                 |
| Has Basement      | Yes                                                                                                     |
| Basement          | Partial, Partially Finished                                                                             |

### Exterior

|                   |                                      |
|-------------------|--------------------------------------|
| Exterior Features | Private Entrance, Private Yard       |
| Lot Description   | Back Yard, Low Maintenance Landscape |

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

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 15th, 2025 |
| Days on Market | 40                |
| Zoning         | M-CG              |

**Listing Details**

|                |                                    |
|----------------|------------------------------------|
| Listing Office | RE/MAX Real Estate (Mountain View) |
|----------------|------------------------------------|

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