

56, 5400 dalhousie Drive NW
Calgary, Alberta

MLS # A2264812



\$524,900

Division:	Dalhousie		
Type:	Residential/Five Plus		
Style:	5 Level Split		
Size:	1,657 sq.ft.	Age:	1975 (50 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Single Garage Detached		
Lot Size:	-		
Lot Feat:	Back Lane, Back Yard, Close to Clubhouse, Dog Run Fenced In, Garden, Inter		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 558
Basement:	Partial, Unfinished	LLD:	-
Exterior:	Brick, Stucco, Wood Frame	Zoning:	M-CG d44
Foundation:	Poured Concrete	Utilities:	-
Features:	Bookcases, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan		
Inclusions:	N/A		

Welcome to your dream home in Dalhousie! Perfectly situated in one of NW Calgary’s most sought-after communities, this beautifully updated townhome offers a blend of modern sophistication and neighborhood charm. Step inside to discover a bright, spacious layout flooded with natural light, featuring an open-concept living room with a cozy fireplace, stylish flooring, and large windows that create the perfect gathering space for family and friends. The adjoining dining area flows seamlessly into a chef-inspired kitchen with contemporary cabinetry, sleek countertops, and stainless-steel appliances—ideal for cooking and entertaining. Upstairs, the primary suite is a peaceful retreat with generous closet space and a private ensuite, complemented by well-sized additional bedrooms for family, guests, or a versatile home office. The fully developed lower level offers even more living space—perfect for a gym, media room, or hobby area. Enjoy the best of indoor-outdoor living with a private, fenced patio that’s perfect for morning coffee, gardening, or evening cocktails. The quiet, well-managed complex features mature trees, green spaces, and an on-site recreation center with a pool, sauna, and games room—making it one of Dalhousie’s most desirable developments! Location is everything: steps from Dalhousie Station, shopping, LRT, schools, parks, and the University of Calgary—this is a true lifestyle property. Whether you’re a first-time buyer, downsizer, or investor, this home offers incredible value and the ultimate in NW Calgary convenience. Stylish. Spacious. Smartly Priced. Don’t miss your chance to call this stunning property home—schedule your showing today!