



**5868 Dalcastle Drive NW  
Calgary, Alberta**

**MLS # A2274677**



**\$779,990**

<b>Division:</b>	Dalhousie		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,207 sq.ft.	<b>Age:</b>	1973 (52 yrs old)
<b>Beds:</b>	6	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Off Street, Parking Pad		
<b>Lot Size:</b>	0.15 Acre		
<b>Lot Feat:</b>	Back Yard, Front Yard, Garden, Low Maintenance Landscape, Rectangular L		

<b>Heating:</b>	Standard, Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Tile, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Concrete, Wood Frame	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance		

**Inclusions:** Basement - Refrigerator, Dishwasher, Electric Range, Washer & Dryer

Fully Renovated 6-Bed, 4-Bath Single family home on an Over-Sized lot perfectly nestled in the highly sought-after community of Dalhousie NW. This inviting residence offers over 2,200 sq. ft. of thoughtfully designed living space, ideal for families looking for comfort, space, and style. Step inside to a generous front foyer that leads to a bright living room with brand-new full-size window filling the living room with ample sunlight. This fully developed bungalow has been beautifully renovated, showcasing stylish vinyl plank flooring throughout the house. The spacious kitchen features quartz countertops, white color cabinet, a striking backsplash, high-end stainless-steel appliances and seamless connection to the dining area. The main floor offers 3 bedrooms, 2 full bathrooms including a generous primary bedroom with a 4-piece ensuite. Convenient laundry area is also located on the main floor. Downstairs, the fully finished Illegal Basement Suite boasts a large living room, spacious 3 bedrooms, 2 bathrooms, full kitchen with brand-new stainless-steel appliances, cabinets and quartz countertops. It also includes a laundry along with a separate entrance which is great for potential rental income. Recent upgrades include brand new triple pane full size windows, vinyl plank flooring, new doors, new stainless-steel appliances, quartz counter tops, kitchen cabinets, lighting fixtures, washroom vanities and freshly painted. The oversized backyard is fully fenced features mature trees, sun exposure, and fire pit. This home truly has it all &ndash; location, style, and functionality. Enjoy proximity to top-rated schools, parks, shopping, and quick access to major routes, including Sarcee Trail, Crowchild Trail, and John Laurie Boulevard. Nearest elementary school - Dalhousie School, Nearest Junior high school - H.D. Cartwright School, Nearest high school - Sir Winston

Churchill High School. Don't miss your chance to see it today! Call your favorite realtor to book the viewing.