

# \$729,000 - 5840 Dalgetty Drive Nw, Calgary

MLS® #A2216906

**\$729,000**

4 Bedroom, 3.00 Bathroom, 1,469 sqft

Residential on 0.16 Acres

Dalhousie, Calgary, Alberta

\* OPEN HOUSE May 10th, 11 am - 12:30 PM

\* Welcome to Your Perfect Family Home in the Heart of Dalhousie! Step into this CHARMING 4-bedroom, 3-bathroom, BUNGALOW with 2,863 Sq Ft of Beautifully DEVELOPED living space on a SPACIOUS 6921.19 sq ft lot - an IDEAL Retreat for growing families! Located ACROSS from an Elementary School, morning drop-offs have never been EASIER! Youâ€™ll LOVE living in this Warm, FAMILY-Oriented Neighbourhood, surrounded by Schools, Shopping, Cafes, and with Dalhousie LRT Station just MINUTES away, commuting is a breeze. Inside, the main level welcomes you with rich HARDWOOD floors, a COZY wood-burning fireplace, and an INVITING dining area that flows seamlessly into the kitchen, featuring CLASSIC Maple Cabinetry. With THREE Main-level Bedrooms and TWO full baths, thereâ€™s room for everyone! In 2004, a PROFESSIONALLY Designed addition EXPANDED the home, introducing a LUXURIOUS Primary Suite complete with a PRIVATE Sitting Area, 3-piece Ensuite, and EXCLUSIVE access to your own Secluded Deckâ€”a PERFECT spot to unwind. The ADDITION also includes a CUSTOM Mudroom with Built-in Cubbies, keeping everything ORGANIZED after school or weekend adventures. Downstairs, the FULLY Developed Basement offers a SPACIOUS family room with DURABLE LVP flooring, a PRIVATE exercise room, a FOURTH bedroom with an adjacent FULL bath, and a FLEX



Room perfect for a hobby area or workshop. There's also a DEDICATED Laundry Area, a LARGE Storage room and a low-ceiling STORAGE nook to keep seasonal items neatly tucked away. OUTDOORS highlights include TWO Parking Pads—an EXTENDED Front Driveway and an ADDITIONAL Rear Pad off the Alley—plus MATURE trees for privacy and ample yard space for kids to play. Within just SIX minutes, you can ACCESS three major grocery stores, multiple coffee shops, restaurants, and all the CONVENIENCES your family needs. Schools for ALL ages—from elementary to high school—are just a SHORT drive away. This property is the PERFECT blend of Comfort, Space, and Unbeatable Location. Don't miss the opportunity to make this beautiful home yours. BOOK your private viewing TODAY!

Built in 1968

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2216906    |
| Price          | \$729,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,469       |
| Acres          | 0.16        |
| Year Built     | 1968        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 5840 Dalgetty Drive Nw |
| Subdivision | Dalhousie              |
| City        | Calgary                |

|             |         |
|-------------|---------|
| County      | Calgary |
| Province    | Alberta |
| Postal Code | T3A 1J3 |

### Amenities

|                |                                                                                                                                      |
|----------------|--------------------------------------------------------------------------------------------------------------------------------------|
| Utilities      | Cable Connected, Electricity Connected, Garbage Collection, Natural Gas Connected, Phone Connected, Sewer Connected, Water Connected |
| Parking Spaces | 3                                                                                                                                    |
| Parking        | Asphalt, Driveway, Off Street, On Street, Parking Pad                                                                                |

### Interior

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home                               |
| Appliances        | Dishwasher, Dryer, Range Hood, Refrigerator, Stove(s), Washer |
| Heating           | Forced Air, Natural Gas                                       |
| Cooling           | None                                                          |
| Fireplace         | Yes                                                           |
| # of Fireplaces   | 1                                                             |
| Fireplaces        | Living Room, Wood Burning                                     |
| Has Basement      | Yes                                                           |
| Basement          | Finished, Full                                                |

### Exterior

|                   |                                                          |
|-------------------|----------------------------------------------------------|
| Exterior Features | Private Yard                                             |
| Lot Description   | Back Lane, Back Yard, City Lot, Front Yard, Level, Treed |
| Roof              | Asphalt                                                  |
| Construction      | Vinyl Siding, Wood Frame                                 |
| Foundation        | Poured Concrete                                          |

### Additional Information

|             |               |
|-------------|---------------|
| Date Listed | May 9th, 2025 |
| Zoning      | R-CG          |

### Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX House of Real Estate |
|----------------|-----------------------------|

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