



## 4740 Dalton Dr, Calgary Drive Calgary Alberta

\$375,000

LOCATION, LOCATION, LOCATION! Welcome to this cozy 3 Bedrooms Townhouse in the desired Community of Dalhousie in NW Calgary. It is walking distance to Dalhousie LRT Station, close to the University of Calgary, buses, several Shopping Malls and less than 15 minutes drive to SAIT and Downtown. Open the front door, the Laminate Flooring in the entrance leads to a Spacious Living Room with French Door to the yard and to a functional bright Kitchen with big Windows. Upstairs you will find a 3-pc Bathroom, a primary bedroom, and two additional bedrooms. Down to the Basement, a fully finished den, a 3 pcs bath and a utility room with a laundry area. Condo fee is including water and sewer. If you are a first time buyer or want to get away from the high Rents, or looking for that great Next Investment, this is the Right One for You! The Assigned Parking Stall is number 50 (id:6769)

Furnace 13.60 M x 6.10 M

4pc Bathroom 4.11 M x 8.10 M

Family room 13.70 M x 11.20 M

Pantry 2.20 M x 3.00 M

Living room 12.00 M x 11.50 M

Dining room 7.30 M x 11.50 M

Other 5.80 M x 3.40 M

Kitchen 10.70 M x 7.11 M

4pc Bathroom 7.60 M x 4.11 M

Primary Bedroom 10.10 M x 11.50 M

Bedroom 9.00 M x 8.40 M

Bedroom 7.70 M x 9.80 M

Listing Presented By:



Originally Listed by:  
Real Broker



See

**Mirror**

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
arobinson@cirrealty.ca