



# 4740 Dalton Drive Calgary Alberta

\$379,900

LOCATION, LOCATION, LOCATION! Welcome to this totally cozy 3 Bedrooms Townhouse in the Desired Community Dalhousie of NW Calgary. It is walking distance to Dalhousie LRT Station, close to the University of Calgary, Buses, several Shopping Malls and just less than 15 minutes driving to SAIT and Downtown. Open the front door, the Laminate Flooring in the entrance is leading to a Spacious Living Room with French Door to the Yard and open to a Functional Bright Kitchen with South Facing Big Windows, Double Sink and New Electric Range. Upstairs you will find a 4-pc Bathroom, a Good Size Master Bedroom, and two Additional Bedrooms. Down to the Basement, a fully finished den and a utility room with a laundry area. Outside, there are newer Hardie Board Siding, Shingles, Windows, Doors and Fences. The assigned Parking Stall is 111 in front of this Building 5. Condo fee is including water, sewer and TV Cable. Pets are allowed with board approval. If you want to get away from the High Rents, or are looking for that Great Next Investment, this is the Right One for You! Call Now! (id:6769)

Primary Bedroom 10.50 Ft x 11.33 Ft

Bedroom 11.25 Ft x 8.33 Ft

Bedroom 9.58 Ft x 7.75 Ft

4pc Bathroom 7.25 Ft x 4.92 Ft

Recreational, Games room 15.92 Ft x 10.75 Ft

Furnace 16.00 Ft x 9.08 Ft

Living room 19.17 Ft x 12.17 Ft

Kitchen 10.67 Ft x 8.00 Ft

Listing Presented By:



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**RE/MAX Realty Professionals**

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