



## 5204 DALTON Drive Calgary Alberta

\$279,900

DISCOVER this SPACIOUS 908 sq. ft. apartment, one of the largest units in the desirable VISTA VIEW Building, located in the VIBRANT Community of DALHOUSIE. Featuring 2 Bedrooms and 1.5 Bathrooms (incl/EN-SUITE), this HOME is designed for COMFORT, + CONVENIENCE. Enjoy the LUXURY of an assigned HEATED UNDERGROUND Parking Stall (18'6" x 10'3") and IN-UNIT STORAGE Room (8'5" x 4'5"). Step out onto your SOUTH-FACING Balcony (20'4" x 7'9") to soak in the SUNSHINE--PERFECT for morning coffee or evening relaxation. The CONDO FEES cover heat, cable, sewer, water, and electricity, making budgeting a breeze. This can also be a GREAT INVESTMENT Opportunity for Tenants. The WELL-MAINTAINED building boasts a variety of AMENITIES (on the East side of the building) incl/an ON-SITE Building Manager, a Party Room for gatherings, Guest Rooms for Visitors, a Fitness Room w/Dry Sauna, a Games room, a Library, Laundry facilities, RV storage, Tennis Courts, + Visitor parking. This Residence shines w/EXTRA windows that flood the space as the natural light makes it CHEERY. The BRIGHT Foyer has a coat closet, while the Kitchen showcases White cabinetry, AMPLE STORAGE, WHITE Appliances, + NEW Glass Tiled Backsplash. Step into the INVITING Living Room/Dining area, designed to maximize FUNCTIONALITY for Entertaining, CREATING a WARM, + WELCOMING Atmosphere. The layout seamlessly connects to the Kitchen, making it EASY to host GATHERINGS or FAMILY meals. Whether you're curling up with a book, enjoying a movie night, or sharing dinner with friends, this VERSATILE space is perfect for all your lifestyle needs. This living and dining area is not just a place to relax--it's the HEART of your NEW home. Enjoy COZY Evenings or make MEMORIES w/LOVED ONES. A STORAGE Room will hold shelving to keep all your items ORGANIZED, + EASY to ACCESS. RETREAT to the Primary bedroom, a SERENE HAVEN designed for REL...

Other 18.50 Ft x 10.25 Ft

Living room/Dining room 20.17 Ft x 15.67 Ft

Kitchen 10.33 Ft x 10.33 Ft

Primary Bedroom 15.25 Ft x 9.58 Ft

2pc Bathroom 7.58 Ft x 4.42 Ft

Bedroom 10.08 Ft x 9.67 Ft

Foyer 6.25 Ft x 3.83 Ft

Storage 8.42 Ft x 4.42 Ft

4pc Bathroom 9.42 Ft x 4.92 Ft

Other 20.33 Ft x 7.75 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



Originally Listed by:  
RE/MAX House of Real Estate

<http://www.simondhunt.com/>

**RE/MAX Realty Professionals**

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141  
[darylcarlson@shaw.ca](mailto:darylcarlson@shaw.ca)