



5632 dalhousie Drive Calgary Alberta

\$810,000

Opportunity Knocks in One of Calgary's Most Desirable Communities - Dalhousie!This spacious 6-bedroom, 2 full bath + 2 half bath home sits on a massive 7,500+ sq ft lot (approx. 67 ft x 125 ft) New flooring, new stairs, new baseboards, new vanities, new electrical, new lighting, full new exterior paint, and new paint inside 2025.- New roof shingles (2021)- New furnace (2008)- Hot water tank (2012)- Updated 3-piece bathroom (2013)- Several newer windows (2008)Large 23' x 23' split double garage - huge attic room above garage with attic ladder, and Art room or Playroom behind Garage, Huge private driveway to park multiple vehicles, hot tub, and huge private backyard and front yard. 3 Rooms Upstairs, 1 Room Main floor & 2 Rooms in the basement. Possibility of having a Home Office Potential - Main floor room with a separate entrance and half bath could be perfect for a private home office or small business.Perfectly located with a walking path behind the home & Green Space Across the street, perfect for a morning jog, family stroll, or outdoor playtime. Close to top-rated schools like Sir Winston Churchill, H.D. Cartwright, and West Dalhousie Scho...

Bedroom 10.92 Ft x 9.58 Ft	3pc Bathroom .00 Ft x .00 Ft
Bedroom 10.58 Ft x 9.58 Ft	Living room 19.00 Ft x 8.92 Ft
Primary Bedroom 14.08 Ft x 11.50 Ft	Bedroom 12.92 Ft x 10.00 Ft
4pc Bathroom .00 Ft x .00 Ft	Family room 16.00 Ft x 10.08 Ft
2pc Bathroom Measurements not available	Dining room 11.83 Ft x 8.92 Ft
Furnace 14.25 Ft x 11.92 Ft	2pc Bathroom .00 Ft x .00 Ft
Bedroom 11.33 Ft x 9.92 Ft	Kitchen 13.42 Ft x 9.92 Ft
Bedroom 11.42 Ft x 11.00 Ft	Laundry room 6.58 Ft x 5.25 Ft
Great room 28.08 Ft x 12.08 Ft	

Listing Presented By:



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