

# \$419,900 - 63, 4936 Dalton Drive Nw, Calgary

MLS® #A2215846

**\$419,900**

3 Bedroom, 2.00 Bathroom, 1,039 sqft

Residential on 0.00 Acres

Dalhousie, Calgary, Alberta

Welcome to this beautifully maintained end-unit townhouse located in the highly desirable community of Dalhousie. This charming home offers street views and a spacious layout perfect for families, first-time buyers, or savvy investors. The main floor features a bright and airy living room, a sun-filled dining area, and a functional kitchen—ideal for both everyday living and entertaining. Upstairs, you’ll find three generously sized bedrooms and a full bathroom, providing ample space for everyone. Recent updates include all new windows (2011), a newer roof (2005), Newly painted and a newer hot water tank, offering peace of mind and added value. The fully finished basement includes a 4-piece bathroom, adding versatility for a home office, or recreation area. Enjoy unbeatable convenience—within walking distance to transit (bus and C-Train), schools, and shopping. Only two C-Train stops to the University of Calgary, making this a fantastic opportunity for students and faculty alike. Whether you're looking for a great investment with solid cash flow or a comfortable place to call home, this property checks all the boxes!

Built in 1977

## Essential Information

MLS® # A2215846

Price \$419,900



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,039
Acres	0.00
Year Built	1977
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	63, 4936 Dalton Drive Nw
Subdivision	Dalhousie
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 2E4

### Amenities

Amenities	Playground, Storage
Parking Spaces	1
Parking	Stall, Unassigned

### Interior

Interior Features	No Animal Home, No Smoking Home			
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings	Microwave, Range Hood,		
Heating	Forced Air, Natural Gas			
Cooling	None			
Has Basement	Yes			
Basement	Finished, Full			

### Exterior

Exterior Features	Private Yard
Lot Description	Corner Lot, Landscaped
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	May 15th, 2025
Days on Market	34
Zoning	M-H1

## Listing Details

Listing Office	RE/MAX iRealty Innovations
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