

# \$599,900 - 4818 Dalhousie Drive Nw, Calgary

MLS® #A2218987

**\$599,900**

5 Bedroom, 2.00 Bathroom, 951 sqft

Residential on 0.08 Acres

Dalhousie, Calgary, Alberta

Don't miss this RARE opportunity to own this Renovated Half-Duplex in Dalhousie, featuring Legal Secondary Suite & Double Detached Garage. Ideally located just steps from Dalhousie C-Train Station, Transit Hubs, Shopping Center and Top-Ranked Schools including Sir Winston Churchill High School. This unique find is perfect for families, investors or those looking to generate rental income. You will enjoy the south-west facing which allows lots of sunlight to flood in for most of the day. On the main floor, there is a living room, dining room, an updated kitchen with new counters, backsplash and new appliances. It also features 2 large bedrooms and a 4-piece bathroom. The secondary suite is fully finished downstairs with another living room, kitchen, 3 bedrooms, and a 4-piece bathroom. This location is unbeatable for university students, faculty, or staff looking for close proximity to campus, as well as easy access to local shops, restaurants, and public transit. Recent Renovations including: Newly painted kitchen cabinets upstairs with brand new counters, backsplash, stove, dishwasher, and 2 newer Fridges, newer flooring, and fresh interior paint throughout the house. A potential Cash Cow investment, Live in one unit and rent the other, or set up two separate tenancies with separated laundry. Walking Distance to Playgrounds, Schools, Transportation and Shoppings. Easy access to the University of Calgary, SAIT, Downtown, and minutes to Northland and Market Mall,



Children's and Foothills Hospitals. This is a prime opportunity to secure a rare and highly profitable investment in a sought-after area. Opportunities like this don't come often – act fast!!

Built in 1970

### Essential Information

MLS® #	A2218987
Price	\$599,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	951
Acres	0.08
Year Built	1970
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bi-Level
Status	Active

### Community Information

Address	4818 Dalhousie Drive Nw
Subdivision	Dalhousie
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 1B2

### Amenities

Parking Spaces	4
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Vaulted Ceiling(s)
Appliances	See Remarks
Heating	Forced Air, Natural Gas

Cooling	None
Has Basement	Yes
Basement	Finished, Full, Suite

## Exterior

Exterior Features	None
Lot Description	Back Lane, Landscaped, Rectangular Lot
Roof	Flat Torch Membrane
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 9th, 2025
Days on Market	4
Zoning	R-CG

## Listing Details

Listing Office	Jessica Chan Real Estate & Management Inc.
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