

# \$799,900 - 5576 Dalhart Hill Nw, Calgary

MLS® #A2224036

**\$799,900**

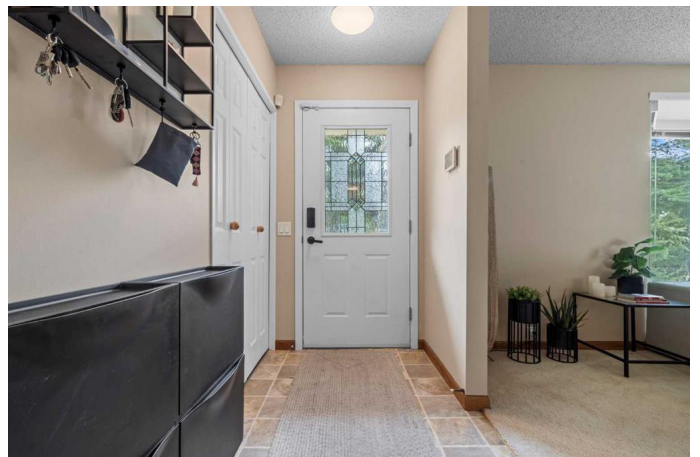
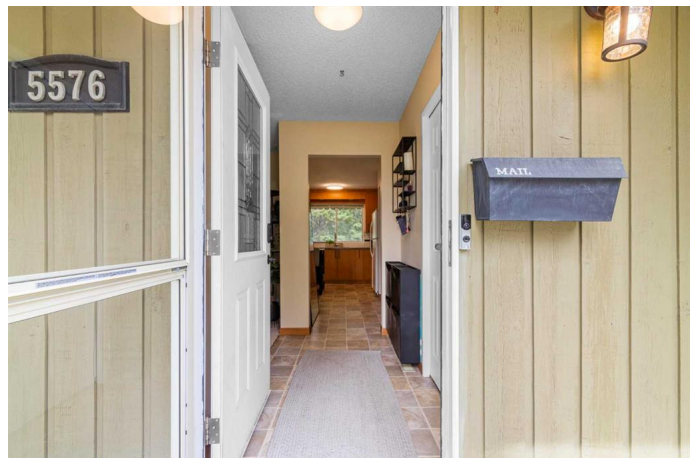
4 Bedroom, 2.00 Bathroom, 1,161 sqft

Residential on 0.17 Acres

Dalhousie, Calgary, Alberta

Opportunity knocks at this lovely 4-level split, ideally located on a serene and sought-after street in the heart of West Dalhousie. Tucked away from the hustle and bustle, this home sits on an extra-wide lot backing onto a peaceful greenbelt pathway, offering privacy, mature landscaping, and plenty of outdoor space for growing families, gardeners, or anyone seeking a quiet retreat with room to breathe. Lovingly maintained and move-in ready, this home is the perfect canvas for your renovation dreams. With nearly 2,000 square feet of developed space, there's flexibility for every stage of life. The upper level offers three comfortable bedrooms and a full 4-piece bathroom, while the main floor features a spacious living area filled with natural light, a separate dining room for family gatherings, and a functional kitchen that was previously updated—ideal for customizing over time. The third level adds incredible versatility, with a cozy recreation room anchored by a wood-burning fireplace, an additional bedroom, and a full 3-piece bath—perfect for guests, a home office, or teens. Down on the fourth level, you'll find ample storage, laundry, and potential for a fourth bedroom or hobby space.

Freshly painted with updated counters and move-in ready, this home is ideal for families who want a liveable space now with the opportunity to personalize over the years. Step outside to enjoy the sunny west-facing backyard with mature trees, a greenhouse for



your green thumb, a large patio (BBQ included), and plenty of room to play, relax, or entertain. Walking distance to West Dalhousie Elementary and just minutes to the C-Train, schools, shopping, and parks, this location offers unmatched convenience and a true community feel. Whether you're planting roots or planning your next project, this home welcomes you to grow, dream, and make it your own.

Built in 1972

**Essential Information**

MLS® #	A2224036
Price	\$799,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,161
Acres	0.17
Year Built	1972
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

**Community Information**

Address	5576 Dalhart Hill Nw
Subdivision	Dalhousie
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 1S9

**Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Kitchen Island, Laminate Counters, Pantry, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Barbecue, Other, Private Yard
Lot Description	Back Yard, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	May 23rd, 2025
Days on Market	23
Zoning	R-CG

## Listing Details

Listing Office	Royal LePage Benchmark
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.