

# \$684,900 - 5531 Dalhart Hill Nw, Calgary

MLS® #A2258161

**\$684,900**

5 Bedroom, 3.00 Bathroom, 1,468 sqft  
Residential on 0.15 Acres

Dalhousie, Calgary, Alberta

Back on Market Due to Buyer Financing!

Welcome to 5531 Dalhart Hill NW, the beautifully updated and move-in ready bungalow in the highly desirable community of Dalhousie! This spacious home features 3 bedrooms on the main level and 2 additional bedrooms in the fully finished basement with a separate side entrance—ideal for extended family or potential suite development. The expansive living room offers great flexibility and could easily be converted into two additional bedrooms, making this home suitable for larger families or investment potential.

The bright, functional kitchen has been tastefully renovated with brand new quartz countertops, a sleek cooktop stove, and a modern range hood. The home also boasts numerous recent upgrades, including: 7 new triple-pane windows (2024) New gutters (2024) New roof (2022) Washer/Dryer (2020) and more. Potential to be your ideal house. Situated on a large, private lot, there's plenty of space to relax, garden, or entertain. Conveniently located close to top-rated public schools, shopping, parks, and transit, this home offers an unbeatable location in a mature, family-friendly neighborhood. Don't miss this fantastic opportunity—schedule your viewing today!

Built in 1972

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2258161    |
| Price          | \$684,900   |
| Bedrooms       | 5           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,468       |
| Acres          | 0.15        |
| Year Built     | 1972        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 5531 Dalhart Hill Nw |
| Subdivision | Dalhousie            |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T3A1S8               |

### Amenities

|                |                         |
|----------------|-------------------------|
| Parking Spaces | 2                       |
| Parking        | Off Street, Parking Pad |

### Interior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Interior Features | Open Floorplan, Quartz Counters                                   |
| Appliances        | Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Fireplace(s), Forced Air                                          |
| Cooling           | None                                                              |
| Fireplace         | Yes                                                               |
| # of Fireplaces   | 1                                                                 |
| Fireplaces        | Gas                                                               |
| Has Basement      | Yes                                                               |
| Basement          | Finished, Full                                                    |

### Exterior

|                   |        |
|-------------------|--------|
| Exterior Features | Garden |
|-------------------|--------|

|                 |                 |
|-----------------|-----------------|
| Lot Description | Back Yard       |
| Roof            | Asphalt Shingle |
| Construction    | Wood Frame      |
| Foundation      | Poured Concrete |

### **Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 18th, 2025 |
| Days on Market | 1                    |
| Zoning         | R-CG                 |

### **Listing Details**

|                |              |
|----------------|--------------|
| Listing Office | Grand Realty |
|----------------|--------------|

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.