

**5239 Dalcroft Crescent NW**  
**Calgary, Alberta**

**MLS # A2237200**



**\$925,000**

<b>Division:</b>	Dalhousie		
<b>Type:</b>	Residential/House		
<b>Style:</b>	4 Level Split		
<b>Size:</b>	1,008 sq.ft.	<b>Age:</b>	1971 (54 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Attached, Driveway, RV Access/Parking		
<b>Lot Size:</b>	0.15 Acre		
<b>Lot Feat:</b>	Back Yard, Landscaped, Rectangular Lot		

<b>Heating:</b>	Forced Air, Natural Gas
<b>Floors:</b>	Carpet, Hardwood, Tile
<b>Roof:</b>	Asphalt Shingle
<b>Basement:</b>	Finished, Full
<b>Exterior:</b>	Stone, Wood Frame, Wood Siding
<b>Foundation:</b>	Poured Concrete
<b>Features:</b>	No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** R-CG

**Utilities:** -

**Inclusions:** None

**OPEN HOUSE** on Saturday, July 12th from 2-4pm. 4 Bedrooms, 3 Full Bathrooms & Fully Renovated in Dalhousie! This beautifully renovated 4-bedroom home with 3 full bathrooms & all adorned with Italian tile offers the perfect blend of space, style, and location in Calgary's desirable Dalhousie community. Tucked away on a quiet crescent, this fully developed 4-level split delivers modern comfort with room to grow and entertain. Step into a sun-filled open-concept main floor, where the brand-new kitchen features quartz countertops, stainless steel appliances, designer tile backsplash, and sleek white cabinetry & all seamlessly connected to the eating area and living room with wide plank maple engineered hardwood flooring. Upstairs, find two bedrooms including a spacious primary suite with a fully renovated ensuite. The third level is bright and functional with two more generous bedrooms, a full bath, and large windows that let in tons of natural light. The fully finished fourth level offers a cozy family room, a third full bathroom, and a separate laundry/mechanical area featuring a nearly new furnace and hot water tank. Outside, enjoy the sunny west-facing backyard, complete with mature landscaping, a large deck, and space to relax or host guests. The attached double garage and extra off-street parking (ideal for RV or multiple vehicles) add everyday convenience. Located in the heart of Dalhousie, this home offers a premium lifestyle with unbeatable access to top-rated schools, the University of Calgary, Foothills Hospital, C-Train service, shopping, parks, and downtown. Move-in ready and designed with care & this is the perfect home for families, professionals, or anyone looking to enjoy the best of NW Calgary living.