



THE  
**A-TEAM**

**RE/MAX  
FIRST**

**5601 DALTON Drive #101D, Calgary T3A 2E2**

MLS®#: **A2181050**

Area: **Dalhousie**

Listing Date: **11/26/24**

List Price: **\$220,000**

Status: **Active**

County: **Calgary**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**  
Sub Type: **Apartment**  
City/Town: **Calgary**  
Year Built: **1976**

Lot Information

Lot Sz Ar:  
Lot Shape:

Finished Floor Area

Abv Sqft: **711**  
Low Sqft:  
Ttl Sqft: **711**

DOM

**25**  
Layout  
Beds: **2 (2 )**  
Baths: **1.0 (1 0)**  
Style: **Low-Rise(1-4)**

Parking

Ttl Park: **1**  
Garage Sz:

Access:

Lot Feat:  
Park Feat: **Stall**

Utilities and Features

Roof:  
Heating: **Baseboard**  
Sewer:  
Ext Feat: **None**

Construction: **Concrete, Wood Frame**  
Flooring: **Vinyl**  
Water Source:  
Fnd/Bsmt:

Kitchen Appl: **Dishwasher, Electric Stove, Refrigerator, Window Coverings**  
Int Feat: **Open Floorplan**  
Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
<b>4pc Bathroom</b>	<b>Main</b>	<b>7`11" x 5`0"</b>	<b>Bedroom</b>	<b>Main</b>	<b>14`7" x 8`0"</b>
<b>Dining Room</b>	<b>Main</b>	<b>11`3" x 10`10"</b>	<b>Kitchen</b>	<b>Main</b>	<b>7`11" x 8`4"</b>
<b>Living Room</b>	<b>Main</b>	<b>12`9" x 10`11"</b>	<b>Bedroom - Primary</b>	<b>Main</b>	<b>14`7" x 9`0"</b>
<b>Storage</b>	<b>Main</b>	<b>11`2" x 3`7"</b>			

Legal/Tax/Financial

Condo Fee:  
**\$554**

Title:  
**Fee Simple**

Zoning:  
**M-C1 d100**

Legal Desc:

9312504

Fee Freq:  
**Monthly**

Remarks

Pub Rmks:

**Your new home welcomes you to this open concept , 2 beds and 1 bath , located on a QUIET and FRIENDLY street in Dalhousie. The CORNER unit comes with Assigned parking. Amazing access to amenities, major shopping, close to hospital, transit, and more. The only thing missing from this home is YOU! \*\*\*VIRTUAL TOUR AVAILABLE\*\*\***

Inclusions:

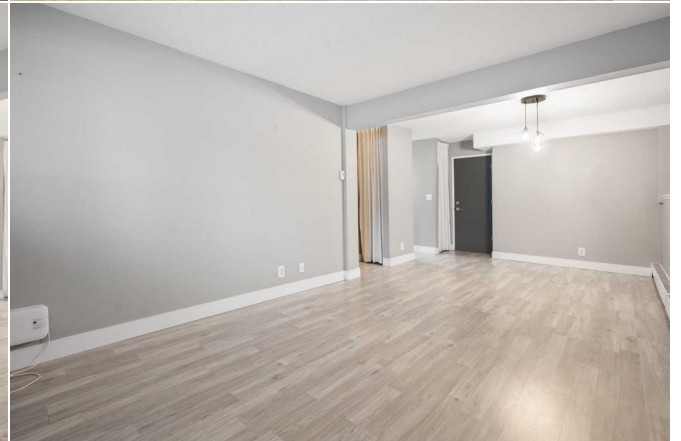
**None**

Property Listed By:

**Royal LePage Benchmark**

**TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123**







**101D-5601 Dalton Dr, Calgary, AB**

Main Floor Interior Area 711.32 sq ft



0 3 6 ft

PREPARED: 2024/11/25



White regions are excluded from total floor area in 10-USE floor plan. All room dimensions and floor areas must be considered approximate and are subject to independent verification.