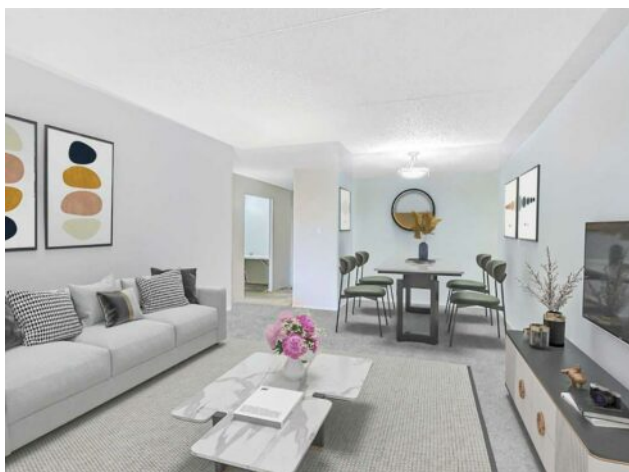


315, 5204 Dalton Drive NW  
Calgary, Alberta

MLS # A2140493



## \$248,000

<b>Division:</b>	Dalhousie		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment		
<b>Size:</b>	859 sq.ft.	<b>Age:</b>	1981 (43 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Assigned, Heated Garage, Secured, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

**Heating:** Baseboard, Natural Gas

**Floors:** Carpet, Linoleum

**Roof:** Asphalt/Gravel

**Basement:** None

**Exterior:** Brick, Concrete

**Foundation:** Poured Concrete

**Features:** No Animal Home, No Smoking Home

**Water:** -

**Sewer:** -

**Condo Fee:** \$ 566

**LLD:** -

**Zoning:** M-H2 d258

**Utilities:** -

**Inclusions:** Window coverings and blinds, Storage shed on Balcony

This spacious 2-bedroom, 1-bathroom condo offers comfortable living in a prime location. Step inside and be greeted by a generous living space that leads out to a nice-sized balcony, perfect for enjoying your morning coffee or relaxing in the evening. This well-maintained building boasts an array of amenities to enhance your lifestyle. Stay active in the exercise room, unwind in the dry sauna, or challenge friends in the games room. For social gatherings, the party room is an ideal space, while the library offers a quiet retreat. The convenience of coin laundry and a tennis court adds to the appeal. Your home includes a heated, underground secure parking stall, #217. Condo fees INCLUDE heat, electricity and water, making budgeting a breeze. There is a lovely community garden, curated foyer, inviting hallways and peaceful spots to sit outside and on the grounds. Vista View boasts one of the best locations in the community being minutes to the C-Train, Dalton Park, walkways, pathways, & plenty of amenities including Northland Mall, Market Mall, U of C and more. Whether you are a first time buyer or looking to downsize, this property offers great value and a wonderful place to call home. Don't miss out on this opportunity - schedule a viewing today!