

# \$549,900 - 6511 58 Street Nw, Calgary

MLS® #A2235146

**\$549,900**

4 Bedroom, 3.00 Bathroom, 929 sqft

Residential on 0.09 Acres

Dalhousie, Calgary, Alberta

Welcome to this well-maintained bi-level home located in the heart of West Dalhousie, directly facing West Dalhousie School. The main floor features two spacious bedrooms, a 4-piece bathroom, and a convenient 2-piece ensuite. The property has been freshly painted throughout, giving the interior a bright and refreshed feel. Enjoy the comfort of central air conditioning and a large, sunlit living room perfect for entertaining. The lower level offers two additional bedrooms with large windows that let in plenty of natural light. An oversized double detached garage, and a west-facing backyard and windows that capture beautiful evening sun. Located close to the C-Train station and several nearby shopping areas, this home combines comfort, convenience, and great value.

Built in 1975

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2235146  |
| Price          | \$549,900 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 929       |
| Acres          | 0.09      |
| Year Built     | 1975      |



|          |                        |
|----------|------------------------|
| Type     | Residential            |
| Sub-Type | Semi Detached          |
| Style    | Side by Side, Bi-Level |
| Status   | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 6511 58 Street Nw |
| Subdivision | Dalhousie         |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T3A 2A4           |

### Amenities

|                |                                                                        |
|----------------|------------------------------------------------------------------------|
| Parking Spaces | 2                                                                      |
| Parking        | Double Garage Detached, Heated Garage, Insulated, Oversized, On Street |
| # of Garages   | 2                                                                      |

### Interior

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Interior Features | Quartz Counters                                                           |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                   |
| Cooling           | Central Air                                                               |
| Fireplace         | Yes                                                                       |
| # of Fireplaces   | 1                                                                         |
| Fireplaces        | Wood Burning                                                              |
| Has Basement      | Yes                                                                       |
| Basement          | Finished, Full                                                            |

### Exterior

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Balcony, Private Yard |
| Lot Description   | Back Lane, Back Yard  |
| Roof              | Asphalt Shingle       |
| Construction      | Stucco, Wood Frame    |
| Foundation        | Poured Concrete       |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 27th, 2025 |
| Days on Market | 37              |
| Zoning         | R-CG            |

### **Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | First Place Realty |
|----------------|--------------------|

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