# \$750,000 - 5406 6 Street Sw, Calgary

MLS® #A2245131

### \$750,000

3 Bedroom, 3.00 Bathroom, 1,506 sqft Single Family on 0.04 Acres

Windsor Park, Calgary, Alberta

Tucked into Windsor Park, one of Calgary's most timeless inner city neighbourhoods, this brand new end unit townhome offers more than just a place to liveâ€"it's a lifestyle upgrade. Think tree lined streets, boutique shops, and the river pathway network all within easy reach. Coffee before work? Around the corner. Dinner with friends? Minutes away. A tee time at the Calgary Golf & Country Club? Practically your backyard. Add quick access to downtown, Chinook Centre, and Britannia Plaza, and you'II see why Windsor Park remains one of the city's best-kept secrets.Inside, modern design and thoughtful details span three sunlit levels. Thanks to the WEST TO EAST exposure, your mornings start bright and your evenings end golden. The main floor welcomes you with 9' CEILINGS, WIDE PLANK FLOORING, and a kitchen that proves practicality doesn't have to sacrifice styleâ€"FULL HEIGHT CABINETRY, QUARTZ COUNTERS, and smart storage for real life. The layout flows naturally to your front patio and PRIVATE BACKYARD DECK AND YARD, giving you two outdoor spaces to host friends or sneak away with a coffee. Upstairs, the second level keeps things flexible with two bedrooms (both with walk-in closets) plus a full bath and laundry for convenience. But the crown jewel is the third floorâ€"your very own retreat. A LOFTED DEN, EXPANSIVE WALK-IN CLOSET, and a SPA-INSPIRED ENSUITE make it the kind of space you'II







actually look forward to unwinding in. The lower level is a blank canvasâ€" whether you' re dreaming of a guest suite, a fitness space, or a creative studio. And outside, your detached single garage comes ready with 220V rough-in for EV charging plus extra storage. Modern yet inviting, practical yet polished, this Windsor Park townhome was designed for the way you actually live. Lock and leave convenience, smart design, and a location that checks every boxâ€" without compromise. Schedule your showing today! (id:6289)

#### Built in 2025

#### **Essential Information**

Listing # A2245131
Price \$750,000

Bedrooms 3
Bathrooms 3.00

Half Baths 1

Square Footage 1,506 Acres 0.04 Year Built 2025

Type Single Family

Sub-Type Bare Land Condo

## **Community Information**

Address 5406 6 Street Sw

Subdivision Windsor Park

City Calgary
Province Alberta
Postal Code T2V0C3

#### **Amenities**

Amenities Golf Course, Park, Playground, Schools, Shopping

Features Back lane

Parking Spaces 1

Parking Covered, Detached Garage, See Remarks

# of Garages 1

### Interior

Appliances Refrigerator, Range - Electric, Dishwasher, Microwave Range Hood

Combo

Heating Natural gas Forced air, Other

Cooling See Remarks

# of Stories 3

### **Exterior**

Exterior Composite Siding, Metal, Stucco

Exterior Features Landscaped Construction Wood frame

Foundation Poured Concrete

### **Listing Details**

Listing Office CIR Realty





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. REALTOR®. Member of CREA and more.

Listing information last updated on November 2nd, 2025 at 11:46am PST