

# \$275,000 - 1406, 5605 Henwood Street Sw, Calgary

MLS® #A2207490

## \$275,000

1 Bedroom, 1.00 Bathroom, 591 sqft  
Residential on 0.00 Acres

Garrison Green, Calgary, Alberta

With a CONCRETE BUILDING, this ground floor suite offers the conveniences of a private second entrance (elevator access not required) with a patio area on a quiet, shaded side of the building. This highly coveted condo complex features a fully equipped GYM, ELECTRICITY INCLUDED in the condo fees, a heated underground parkade including 44 guest parking spots, guest suites, and a social room that can be rented out. With a FLOORING ALLOWANCE included in the sale, this attractive unit boasts 9-FOOT CEILINGS, an open floor plan, in-floor heating, in-suite laundry, a modern kitchen with stainless steel appliances, GRANITE COUNTERS and an island with a breakfast bar. Conveniently your parking spot in the heated parkade is right near the elevator. Only a short walk away from Mount Royal University, shopping, walking paths and green spaces.

Built in 2006

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2207490  |
| Price          | \$275,000 |
| Bedrooms       | 1         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 591       |
| Acres          | 0.00      |



|            |                   |
|------------|-------------------|
| Year Built | 2006              |
| Type       | Residential       |
| Sub-Type   | Apartment         |
| Style      | Single Level Unit |
| Status     | Active            |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 1406, 5605 Henwood Street Sw |
| Subdivision | Garrison Green               |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T3E 7R2                      |

### Amenities

|           |  |
|-----------|--|
| Amenities | Elevator(s), Fitness Center, Recreation Room, Secured Parking, Trash, Visitor Parking, Gazebo, Guest Suite |
| Parking   | Parkade, Titled, Underground, Secured  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Granite Counters, Open Floorplan  |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer |
| Heating           | In Floor  |
| Cooling           | None  |
| # of Stories      | 4   |

### Exterior

|                   |          |
|-------------------|----------|
| Exterior Features | None     |
| Construction      | Concrete |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 1st, 2025 |
| Days on Market | 2               |
| Zoning         | M-C2            |

### Listing Details

|                |           |
|----------------|-----------|
| Listing Office | 2% Realty |
|----------------|-----------|

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