

**5628 Henwood Street SW
Calgary, Alberta**

MLS # A2274810



\$829,900

Division:	Garrison Green		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,805 sq.ft.	Age:	2006 (19 yrs old)
Beds:	3	Baths:	2 full / 2 half
Garage:	Double Garage Detached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard, Cul-De-Sac		

Heating:	Forced Air, Natural Gas
Floors:	Carpet, Ceramic Tile, Hardwood
Roof:	Asphalt
Basement:	Full
Exterior:	Brick, Composite Siding
Foundation:	Poured Concrete
Features:	No Animal Home, No Smoking Home, Open Floorplan

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	DC (pre 1P2007)
Utilities:	-

Inclusions: N/A

Welcome to Garrison Green – one of Calgary's most coveted inner-city neighbourhoods. This stunning Albi-built 3-bedroom home offers over 2,500 sq.ft. of developed living space, central air conditioning, and a perfect blend of classic architecture with modern comfort and high-end finishes throughout. The main floor features a bright, open concept layout with 9 ft flat ceilings, rich maple hardwood, and an inviting great room with tiled gas fireplace and in-wall Polk Audio surround sound. The granite island kitchen is ideal for entertaining, showcasing stainless steel appliances, cherry cabinetry, plenty of storage, and direct access to the low-maintenance composite deck and landscaped yard. Hunter Douglas window coverings, an Ecobee smart thermostat, and Telus fibre to the home add everyday convenience. Upstairs you'll find a luxurious primary retreat with two walk-in closets and a spa-inspired ensuite with upgraded tile and oversized shower. A generous second bedroom with its own private balcony, a third bedroom, and another full bath complete this level. The fully developed lower level offers even more living space with surround sound wiring already in place – perfect for a media room, office, games area, or home gym. Outside, enjoy the sunny backyard, composite deck for summer BBQs, and a double detached garage. Peace-of-mind updates include a brand-new roof on both house and garage (Aug 2025), plus hardwood and upstairs carpet replaced approximately 3 years ago. All of this nestled in a quiet, tree-lined community just minutes from parks, paths, schools, and an easy commute to downtown. This beautifully maintained home in Garrison Green is truly move-in ready – come see it today.