

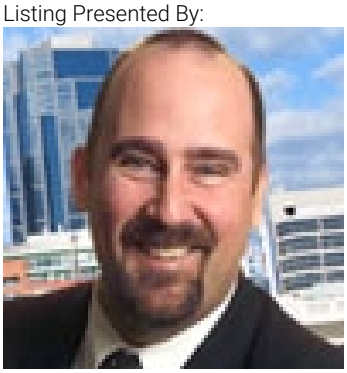
1106 6 Street Calgary Alberta

$1,150,000

Located in the heart of the highly sought-after community of Renfrew, this brand-new infill delivers refined modern living with the added flexibility of a fully legal basement suite, ideal for homeowners and investors. The main residence offers 4 bedrooms and 3.5 bathrooms, thoughtfully designed with a focus on function, natural light, and elevated finishings throughout. The main floor features a chef-inspired kitchen anchored by quartz countertops, full-height custom cabinetry, marble-look backsplash, a built-in wine rack island, and premium stainless steel appliances.The living room is centered around a full-height stacked stone fireplace with floating shelving, complemented by oversized windows that enhance the open-concept design and bring in an abundance of natural light.The upper level hosts three well-sized bedrooms, including a primary suite with a private ensuite finished with contemporary fixtures and clean, spa-like detail. The two secondary bedrooms each have their own private access to a shared full bathroom, a thoughtful layout that works equally well for growing families or visiting guests.The legal basement suite features quartz countertops, modern cabinetry, stainless steel appliances, and a separate entrance, a well-sized bedroom providing strong rental income potential or comfortable space for extended family.Additional features include luxury vinyl plank flooring throughout, modern black and brushed fixtures, recessed lighting, and a cohesive contemporary design carried across all levels, as well as double detached garage. Positioned just minutes from downtown, this home offers exceptional access to schools, parks, transit, and amenities within the established inner-city community of Calgary. (id:6769)

4pc Bathroom 5.25 Ft x 8.92 Ft
Bedroom 8.83 Ft x 11.92 Ft
Kitchen 14.50 Ft x 19.83 Ft
Furnace 6.00 Ft x 11.92 Ft
2pc Bathroom 5.00 Ft x 5.00 Ft
Dining room 11.67 Ft x 14.75 Ft
Kitchen 8.58 Ft x 19.25 Ft
Living room 10.50 Ft x 13.25 Ft
5pc Bathroom 5.58 Ft x 12.42 Ft
5pc Bathroom 10.08 Ft x 12.67 Ft
Bedroom 10.00 Ft x 12.00 Ft
Bedroom 12.08 Ft x 13.17 Ft
Laundry room 5.50 Ft x 8.00 Ft
Primary Bedroom 11.75 Ft x 15.33 Ft

Listing Presented By:



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RE/MAX Realty Professionals

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