

# \$335,000 - 21, 6440 4 Street Nw, Calgary

MLS® #A2229330

**\$335,000**

3 Bedroom, 2.00 Bathroom, 1,025 sqft

Residential on 0.00 Acres

Thornccliffe, Calgary, Alberta

Welcome this pristinely maintained end-unit townhome at Huntcliffe Gardens. This house combines charm, warmth, and modern upgrades. From the moment you arrive, the inviting curb appeal and cozy concrete patio set the stage for a lifestyle filled with comfort and connection. Step inside to find sunlight pouring through the front windows, dancing across beautifully refinished hardwood floors and illuminating a spacious living room – perfect for both quiet mornings and lively gatherings.

The heart of the home is the upgraded kitchen, featuring sleek stainless steel appliances and a stunning new quartz countertop. Whether you're cooking a favorite meal or hosting friends in the open-concept dining area, the space feels effortlessly connected while still offering a sense of individual purpose in each room.

Upstairs, the expansive primary bedroom is a true retreat, complete with double closets and plenty of room to relax. Two additional generously sized bedrooms and a full bathroom provide comfort for family, guests, or a home office setup. Downstairs, the unfinished basement offers endless potential – design your dream gym, studio, or recreation space!

Modern living is made easy with smart thermostat control right from your phone. And outside your door, experience the lifestyle Calgarians love – walk your dog in nearby off-leash parks, explore the beauty of Nose Hill



Park, or enjoy the convenience of top-rated schools, recreation centers, shops, and excellent transit connections. With quick access to Deerfoot Trail, 14th Street, and 64th Avenue, commuting is a breeze. Come to discover a place that feels like home. Add this gem to your must-see list today!

Built in 1969

**Essential Information**

MLS® #	A2229330
Price	\$335,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,025
Acres	0.00
Year Built	1969
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

**Community Information**

Address	21, 6440 4 Street Nw
Subdivision	Thornccliffe
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K1B8

**Amenities**

Amenities	Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Stall

**Interior**

Interior Features	Ceiling Fan(s), Granite Counters, No Animal Home, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	None
Lot Description	Many Trees
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 9th, 2025
Days on Market	7
Zoning	M-C1

## Listing Details

Listing Office	C-Luxury Realty Ltd.
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