

\$729,000 - 308 Greenbriar Common Nw, Calgary

MLS® #A2161182

\$729,000

4 Bedroom, 4.00 Bathroom, 2,002 sqft

Residential on 0.00 Acres

Greenwood/Greenbriar, Calgary, Alberta

Welcome to the Calla I Design Plan in Artis in Greenwich by Landmark Homes! This NY inspired executive townhome offers over 2,000+ Square Feet of open concept living space in Calgary's NW Community of Greenwich. This home offers 4 Bedrooms, 3.5 Baths and provides a double car attached garage, professional interior design curated color package, and a multitude of builder upgrades! This rare 2,000+ square foot Townhome lot provides incredible finishes coupled with extraordinary natural light exposures. This home is East backing with West fronting and offers full afternoon sun through the 4th bedroom, main floor living room, and primary bedroom. This home also comes with a front entry exposed aggregate patio and two main floor balconies for great outdoor enjoyment!! The interior of this home provides luxury vinyl plank throughout the main and lower levels, quartz counter tops, 9ft ceilings throughout, stainless steel upgraded whirlpool appliances, and High Efficiency building components containing high-velocity heating systems, triple pane windows, and tankless Navien hot water. This home also offers Keyless Entry and Central Air Conditioning, Dual Closets in the Primary and Dual Sinks in the Primary Ensuite. This Calla plan was fully upgraded as the builders Calla I Show Suite and offers additional upgrades of custom inserted Fireplace, Black Accenting Throughout the Home, and 8ft Passage Doors with Solid Interior.



This was Landmark Homes most customized and open-concept floor plan with great flexibility on design and a true 4 bedroom, 3 full baths concept! . The exterior on this home was designed with N.Y in mind and comes with James Hardie Panelling, Brick Accenting, and a Stucco Finish for a more contemporary and lower maintenance Brownstone lifestyle. With ease of access to downtown Calgary (18 minutes), University of Calgary and Foothills Hospital (12 minutes), Banff/Canmore (under an hour), and within walking distance of the new Calgary Farmers Market come book your showing today to find out what makes Greenwich NW a great place to call home!

Built in 2023

Essential Information

MLS® #	A2161182
Price	\$729,000
Sold Price	\$725,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,002
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Sold

Community Information

Address	308 Greenbriar Common Nw
Subdivision	Greenwood/Greenbriar
City	Calgary
County	Calgary
Province	Alberta

Postal Code T3B 6J3

Amenities

Amenities Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces 2
Parking Double Garage Attached, Garage Door Opener, Insulated

Interior

Interior Features High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Tankless Hot Water, Walk-In Closet(s)
Appliances Dishwasher, Dryer, Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating High Efficiency, Forced Air
Cooling Central Air
Fireplace Yes
of Fireplaces 1
Fireplaces Electric
Basement None

Exterior

Exterior Features Balcony, Courtyard
Lot Description Few Trees, Interior Lot, Landscaped, Street Lighting
Roof Asphalt Shingle
Construction Brick, Composite Siding, Stucco
Foundation Poured Concrete

Additional Information

Date Listed August 29th, 2024
Date Sold September 13th, 2024
Days on Market 15
Zoning M-CG d60
HOA Fees 0.00

Listing Details

Listing Office RE/MAX House of Real Estate

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