\$615,000 - 304 Greenbriar Common Nw, Calgary

MLS® #A2219665

\$615,000

3 Bedroom, 3.00 Bathroom, 1,601 sqft Residential on 0.00 Acres

Greenwood/Greenbriar, Calgary, Alberta

Discover a rare opportunity to own a beautifully upgraded, end unit, brownstone in the sought-after ARTIS townhome community, part of the thoughtfully designed Greenwich neighborhood by Melcor Developments. This modern, New York-style 3-storey townhome blends timeless design with contemporary finishesâ€"featuring wide vinyl plank flooring, quartz countertops, and 9-foot ceilings throughout. Bathed in natural light, the open-concept layout offers a bright living room and access to a private balcony. The sleek chef's kitchen impresses with high-gloss white soft-close cabinetry, quartz counters, black herringbone tile backsplash, and premium GE stainless steel appliances including a gas range. Upstairs, the spacious primary suite includes a walk-in closet and private ensuite. Two additional bedrooms offer generous spaceâ€"ideal for family, guests, or a home office. The entry-level flex room is perfect as a gym, studio, or secondary lounge space. Additional highlights include a large laundry room with stacking GE washer & dryer, a double attached garage with ample storage, and central A/C. Nestled in a prime location just steps to scenic walking trails, parks, and playgrounds, and minutes from Greenwich Village Marketplaceâ€"with its boutique shops, restaurants, and Calgary Farmers' Market West.







Built in 2022

Essential Information

MLS® # A2219665 Price \$615,000

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,601 Acres 0.00 Year Built 2022

Type Residential

Sub-Type Row/Townhouse

Style 3 Storey
Status Active

Community Information

Address 304 Greenbriar Common Nw

Subdivision Greenwood/Greenbriar

City Calgary
County Calgary
Province Alberta
Postal Code T3B 6J3

Amenities

Amenities Visitor Parking

Parking Spaces 2

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Built-in Features, High Ceilings, Kitchen Island, No Smoking Home,

Pantry, Quartz Counters, Recessed Lighting, Tankless Hot Water,

Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas

Range, Microwave, Range Hood, Refrigerator, Washer, Window

Coverings

Heating Forced Air Cooling Central Air

Basement None

Exterior

Exterior Features Balcony, BBQ gas line

Lot Description Other

Roof Asphalt Shingle

Construction Brick, Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed May 9th, 2025

Days on Market 38

Zoning M-CG

Listing Details

Listing Office Century 21 Bamber Realty LTD.

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