



12 Greenwich Heath Calgary Alberta

\$1,425,000

Welcome to 12 Greenwich Heath NW -- the only move-in-ready brownstone available in Calgary's sought-after Upper Greenwich community. This isn't just a home, it's a lifestyle. Set along the tranquil edge of the Greenwich canal, this modern brownstone blends timeless East Coast charm with contemporary West Coast flair. Classic brick architecture meets a sleek, modern interior designed by award-winning Michelle Vant Erve, creating a rare combination of tradition and trend. Step through the grand foyer and into a layout built for flexibility and elegance. On the entry level, a custom mudroom and a bright flex space await--perfect for a home office, gym, or even a fourth bedroom. A private elevator whisks you effortlessly between levels, making this home ideal for aging in place or multi-generational living. Upstairs, the open-concept living area is flooded with natural light and offer canal views. An electric fireplace anchors the space, while the chef-inspired kitchen features premium appliances, a waterfall island, an upgraded range hood, an induction cooktop, and custom built-in dining cabinetry that makes entertaining a breeze. Step out onto your spacious deck and enjoy Calgary's four seasons with style and ease. Retreat to the top floor where a bonus loft and built-in wet bar set the stage for unforgettable evenings, capped by rooftop patio sunsets--complete with hot tub rough-in. Every detail, from the epoxy-finished heated double garage to the air conditioning and hardscaped front landscaping, has been thoughtfully selected for comfort, convenience, and beauty. With no condo fees, a park and tennis courts right across the street, and the Calgary Farmer's Market just minutes away--not to mention easy access to the mountains--this is the ultimate lock-and-leave lifestyle without compromise. Refined. Relaxed. Ready for you. (id:6769)

4pc Bathroom 9.25 Ft x 4.75 Ft
5pc Bathroom 8.42 Ft x 15.75 Ft
Bedroom 9.25 Ft x 13.50 Ft
Bedroom 9.08 Ft x 9.67 Ft
Laundry room 9.25 Ft x 5.83 Ft
Primary Bedroom 10.00 Ft x 17.75 Ft

Bedroom 9.50 Ft x 12.25 Ft
Foyer 8.17 Ft x 8.67 Ft
Furnace 9.58 Ft x 6.67 Ft
2pc Bathroom 5.08 Ft x 5.25 Ft
Dining room 18.33 Ft x 15.08 Ft
Kitchen 14.08 Ft x 17.50 Ft
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Listing Presented By:



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Other9.25 Ft x 6.92 Ft

Recreational, Games room14.83 Ft x 17.00 Ft

3pc Bathroom9.67 Ft x 4.83 Ft

Living room18.92 Ft x 15.00 Ft

Storage4.50 Ft x 7.42 Ft