

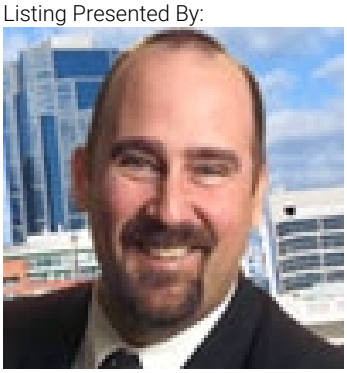
213 Greenbriar Common Calgary Alberta

$585,000

This New York inspired executive townhome offers 1,584 square feet of bright, open concept living in one of Calgary's most desirable northwest communities. Featuring three bedrooms plus a den and 3.5 bathrooms, this thoughtfully designed home provides exceptional space for families, professionals, or those who love to entertain. A double wide garage with an oversized single door and private driveway offers excellent parking, storage, and everyday convenience. Professionally curated interior colour selections and extensive builder upgrades elevate every level. The north facing frontage looks onto the community courtyard and pathway system, while the east side and south backing exposures bring abundant natural light through expansive corner windows. Enjoy a walkout exposed aggregate patio overlooking the courtyard, along with an elevated glass panel balcony that provides privacy and attractive views. Inside, the home features luxury vinyl plank flooring on the main and lower levels, quartz countertops throughout, nine foot ceilings, and upgraded stainless steel gourmet appliances including a gas range and chimney hood fan. Triple pane windows, a Navien tankless hot water system, and heat recovery ventilator add comfort and efficiency. This Amara corner plan is further enhanced by the Builder Show Home Package, including a custom third full bathroom on the lower level, black interior door and bathroom accents, eight foot solid interior doors, a full tile backsplash with custom grout detail, and window coverings throughout. One of Landmark Homes' most sought after floor plans, the Amara offers a functional galley kitchen with dedicated living and dining spaces that are ideal for hosting and everyday life. Its exterior draws inspiration from classic New York brownstones, combining James Hardie paneling, full brick accents, and stucco finishes for a polished, low mainten...

Den 12.58 Ft x 6.83 Ft
Furnace 6.25 Ft x 4.08 Ft
3pc Bathroom 5.25 Ft x 6.42 Ft
Hall 6.75 Ft x 3.67 Ft
Living room 17.17 Ft x 12.58 Ft
Kitchen 12.83 Ft x 13.42 Ft
2pc Bathroom 5.08 Ft x 5.08 Ft
Primary Bedroom 11.58 Ft x 18.50 Ft
3pc Bathroom 5.00 Ft x 9.08 Ft
Other 6.92 Ft x 4.17 Ft
Other 8.00 Ft x 5.17 Ft
5pc Bathroom 5.00 Ft x 8.17 Ft

Listing Presented By:



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Dining room 12.83 Ft x 10.75 Ft

Laundry room 5.08 Ft x 4.83 Ft

Bedroom 9.17 Ft x 12.67 Ft

Bedroom 7.58 Ft x 10.58 Ft