



GRASSROOTS
REALTY GROUP

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131 Greenwich Heath NW
Calgary, Alberta

MLS # A2206500



\$1,995,000

Division:	Greenwood/Greenbriar		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,637 sq.ft.	Age:	2025 (0 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Triple Garage Detached		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane, Cleared		

Heating:	Other	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full, Suite	LLD:	-
Exterior:	Mixed	Zoning:	DC
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, Pantry, Walk-In Closet(s)		

Inclusions: n/a

Exquisite Luxury Living in Upper Greenwich – Your Custom Dream Home Awaits Welcome to Nolita II, a New West Luxury home designed for modern living and future flexibility. This one-of-a-kind residence features a fully developed basement with rough-ins for a private living space and comes complete with a triple car detached garage with separate living quarters above, adding an additional 2-bedrooms, bathroom, kitchen and living room. Inside, enjoy an open-concept layout, a spa-inspired primary suite, and spacious upper bedrooms with a large bonus room—perfect for entertaining or relaxing. Located in the sought-after Greenwich community in NW Calgary, you’re just minutes from Stoney Trail, downtown, Calgary Farmers’ Market West, and more. Inspired by NYC’s Greenwich Village, this vibrant neighborhood offers modern urban living with lush green spaces and pedestrian-friendly streets. As a personalized home, Nolita II saves you up to six months in the build process. With major steps already complete, you can begin customizing finishes and layouts at the rough-in stage, bringing your dream home to life faster. Visit our showhome at 360 Greenwich Drive for more information. Contact us today to learn more about this rare opportunity!