133 Greenwich Common NW

Calgary | Active | MLS® A2348963

$999,900









Bedrooms	Bathrooms	Year Built	Living area
4	**4**	**2026**	**2,578 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by eXp Realty

A closer look

Welcome to the Cascia by Partners, a stunning canal-front home in Upper Greenwich offering 2,578 square feet of living space, 3 bedrooms, a rear-attached double garage, and no condo fees. Positioned directly along the community's signature canal, this home combines modern luxury with a waterfront setting that is incredibly unique for Calgary.
Designed to make the most of its location, the Cascia features expansive windows that bring in plenty of natural light while creating a connection between the home and the water beyond. The open-concept main floor flows seamlessly between the kitchen, dining area, and great room, creating a space equally suited to everyday living, entertaining, or simply enjoying the canal views.
One of the biggest advantages of this particular home is the opportunity to personalize the interior selections. Rather than purchasing a completed spec home, buyers can put their own stamp on the space and select finishes that reflect their style, creating a home that feels personal from the beginning.
Upstairs, the spacious primary retreat provides a private place to unwind, complemented by two additional bedrooms and thoughtfully planned living spaces that offer flexibility for families, guests, or working from home.
Additional features include air conditioning, a rear-attached double garage, and in-slab heating rough-in on the main floor, adding comfort and functionality to an already impressive home.
And then there's Upper Greenwich itself. Built around its signature canal and thoughtfully planned outdoor spaces, the community offers a lifestyle that feels removed from the city while keeping everyday conveniences close by.
Pathways, playgrounds, sports courts, future parks, and gathering spaces encourage residents to get outside and enjoy the neighbourhood, while Calgary Farmers' Market West, WinSport, the Bow River pathway system, shopping, dining, and major commuter routes are all just minutes away.
With direct canal frontage, no condo fees, over 2,500 square feet of living space, a double garage, and the opportunity to personalize your finishes, the Cascia offers something genuinely different-a brand-new home where the location is just as impressive as the home itself.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2348963
Bedrooms	4
Bathrooms	4
Year Built	2026
Property Type:	Residential
Property Sub Type:	Row/Townhouse
Condo Type:	Not a Condo
Transaction Type:	For Sale

Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	3 (or more) Storey
Total Living Area:	2,578 sq. ft.
HOA Fee Frequency:	Annually
Lot Area:	2,120 sq. ft.
Lot Frontage:	20'4"
Front Exposure:	East
Entry Level:	1
Levels:	Three Or More
End Unit:	2+ Common Walls
Total Rooms Above Grade:	8
Year built:	2026 (Age: 0)
Bedrooms:	4 (Above Grd: 4)
Bedrooms Above Grade:	4
Bedrooms On Main:	1
Bedrooms Below Grade:	0
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	1
Plan:	2410444
Heating:	Boiler, Forced Air
Basement:	None
Foundation:	Poured Concrete
New Constr.:	Yes
Construction Material:	Brick, Concrete, Wood Frame

Structure Type:	Five Plus
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Vinyl Plank
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Electric
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	Upper Level
HOA Fee:	$350.00
City Quadrant:	Northwest
Community:	Greenwood/Greenbriar
Amenities:	None
Appliances:	Built-In Oven, Central Air Conditioner, Dishwasher, Induction Cooktop, Instant Hot Water, Microwave, Refrigerator, Washer/Dryer
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Foyer · 8'8" × 8'5" ·
Main Floor	Mud Room · 9'1" × 5'10" ·
Main Floor	Furnace/Utility Room · 9'1" × 5'10" ·
Main Floor	Bedroom · 10'1" × 9'8" ·
2nd Floor	Kitchen · 17'2" × 14'1" ·

2nd Floor	Living Room · 19'2" × 14'2" ·
2nd Floor	Dining Room · 13'7" × 11'6" ·
3rd Floor	Bedroom - Primary · 13'6" × 12'2" ·
3rd Floor	Laundry · 5'5" × 5'2" ·
3rd Floor	Bedroom · 13'11" × 9'5" ·
3rd Floor	Bedroom · 9'10" × 9'3" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Shopping Nearby, Sidewalks, Street Lights, Tennis Court(s), Walking/Bike Paths
Interior Features:	Built-in Features, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Tankless Hot Water, Vinyl Windows, Walk-In Closet(s)
Exterior Features:	BBQ gas line, Rain Gutters, Storage
Patio And Porch Features:	Deck
Lot Features:	Back Lane, Views
Num. of Parcels:	0
Fencing:	None
Region:	Calgary
Zone:	CAL Zone NW
Zoning:	DC
Listed Date:	Oct 01, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/133-greenwich-common-nw-calgary-a2348963/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 02:05 PM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.

Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.