



# GREENWICH VILLAGE

25 Greenbriar Drive  
Highway 1 | 83 Street | Stoney Trail  
Calgary, AB

## AREA DEMOGRAPHICS:

Household  
Income:

Primary: \$146,259  
Secondary: \$184,191

Traffic Count:

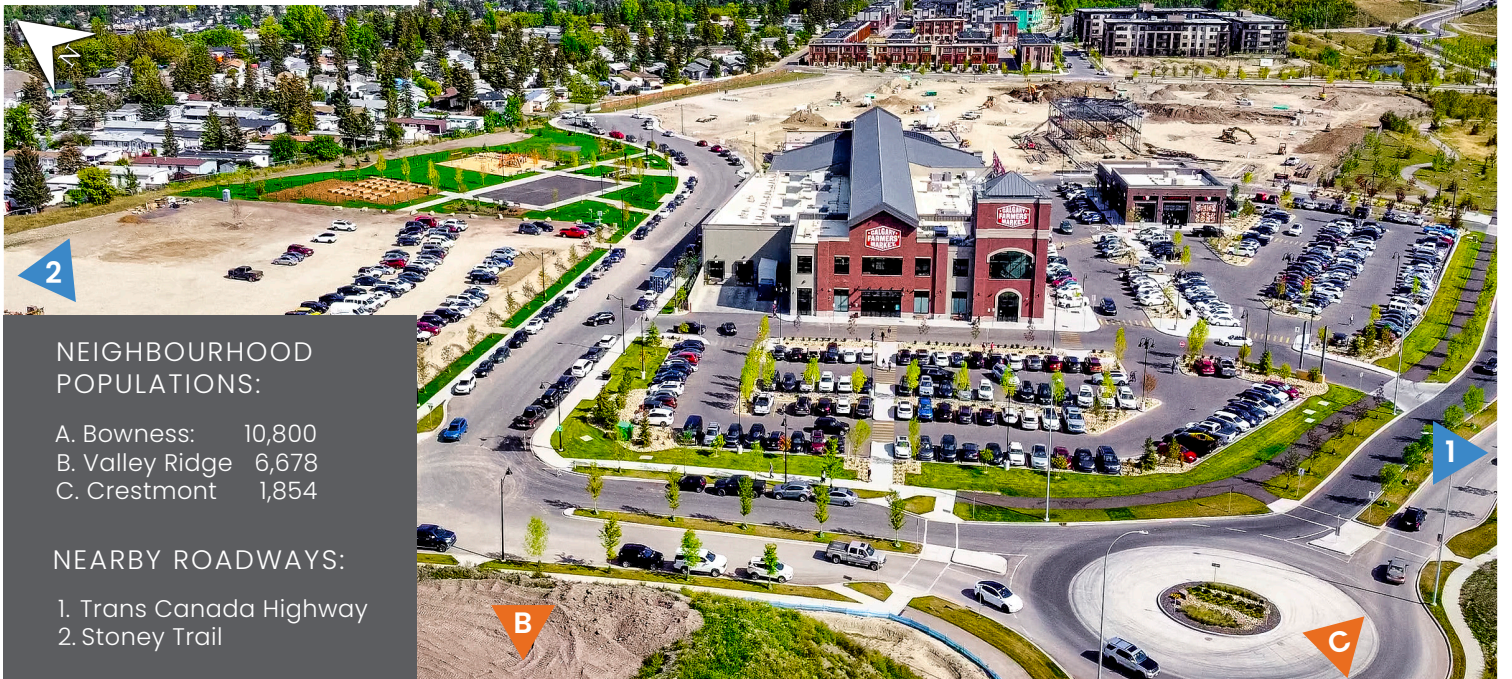
Highway 1: 62,000 vpd  
Stoney Trail: 53,000 vpd

Trade Area  
Population:

Primary: 35,082  
Secondary: 74,027

*Master-planned, mixed-use  
community*

LOCATOR MAP ▼



## NEIGHBOURHOOD POPULATIONS:

A. Bowness: 10,800  
B. Valley Ridge 6,678  
C. Crestmont 1,854

## NEARBY ROADWAYS:

1. Trans Canada Highway  
2. Stoney Trail

**MELCOR**

**CONTACT**

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■ AVAILABLE    
 ■ LEASED    
 ■ PENDING    
 ▲ SITEPLAN

**MAJOR TENANTS:**

Calgary Farmers' Market West, Market Wines, Abbey's Creations, Analog Coffee, Citizen Salon, Monki Breakfast Club & Bistro, Leela Eco Spa, The Mash.



**SITE HIGHLIGHTS:**

Intersection: Highway 1 | 83 Street

GLA 395,000 sf

Current Opportunities: Retail, Office & Mixed-Use



*Master-planned and developed by Melcor*



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