

# \$775,000 - 257 Royal Terrace Nw, Calgary

MLS® #A2218551

**\$775,000**

5 Bedroom, 3.00 Bathroom, 2,245 sqft  
Residential on 0.14 Acres

Royal Oak, Calgary, Alberta

**\*\*Open House Saturday May 17th**

**12-3PM\*\*Welcome to Royal Oak Estates! A Spacious Family Home in a Prime Location! Discover the potential of this 2,195 sq.ft. two-storey home in desirable Royal Oak Estates, just a short walk to the C-Train, parks, and everyday amenities. Offering 4 bedrooms, 2.5 bathrooms, a sunny west-facing backyard, this home is ideal for families looking for space, convenience, and value.**

The main floor features a functional layout with 9-foot ceilings and hardwood flooring. Enjoy a formal living room with bay windows, a large dining area, and a well-appointed kitchen with a central island, walk-in pantry, and a spacious breakfast nook that opens onto the rear patio. A cozy family room with built-ins and a gas fireplace, plus a main-floor den, laundry, and powder room, complete the space.

Upstairs you'll find four well-sized bedrooms including a generous primary suite with a walk-in closet and 5-piece ensuite, offering comfort and privacy for everyday living.

The undeveloped basement with rough-in plumbing gives you room to grow, while the backyard offers mature landscaping, a private patio, and a hot tub, perfect for winding down or entertaining.

If you're looking for a home you can grow into, in a location that offers both lifestyle and



convenience, this is one to see.

Built in 2004

### **Essential Information**

MLS® #	A2218551
Price	\$775,000
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,245
Acres	0.14
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	257 Royal Terrace Nw
Subdivision	Royal Oak
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G5J7

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	High Ceilings
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Gas, Mantle
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Other, Private Entrance, Private Yard
Lot Description	Back Yard, Irregular Lot, Private, Corner Lot
Roof	Cedar Shake
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 8th, 2025
Days on Market	14
Zoning	R-CG

## Listing Details

Listing Office	eXp Realty
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