

\$410,000 - 401, 920 Royal Avenue Sw, Calgary

MLS® #A2108112

\$410,000

2 Bedroom, 2.00 Bathroom, 1,112 sqft

Residential on 0.00 Acres

Lower Mount Royal, Calgary, Alberta

PENTHOUSE | TWO BEDROOMS | TWO FULL BATHS | TWO BALCONIES | DOWNTOWN VIEWS | GAS FIREPLACE | STONE COUNTERS | IN-SUITE LAUNDRY | PETS ALLOWED WITH BOARD APPROVAL | PEACEFUL AND CONVENIENT LOCATION IN THE HEART OF DOWNTOWN | Nestled in the vibrant community of Lower Mount Royal, this impeccably updated penthouse offers a blend of sophistication and comfort. Boasting generous square footage on a single level, it facilitates seamless entertaining while providing the utmost in comfort and style with two bedrooms, two full baths, custom-built closets, and elegant light fixtures. With abundant storage space and two expansive balconies, this residence offers both functionality and luxury living. Natural light floods the open-concept layout, highlighting the chic kitchen featuring stone countertops, top-of-the-line appliances, a sleek stainless backsplash, and ample cabinetry. The adjoining dining area and living room, complete with a cozy gas fireplace and floor-to-ceiling windows, create a welcoming ambiance for gatherings or relaxation. Retreat to the spacious bedrooms for quiet repose, or step out onto the private balconies to savor breathtaking views of downtown Calgary. Indulge in the spa-like ensuite bathroom, featuring dual sinks, a jet tub, and a privacy window. Convenience is paramount with in-suite laundry and included utilities within the condo fee. The upscale building boasts a



stone exterior, newer windows, and doors, while assigned parking and a storage locker simplify urban living. Situated in amenity-rich Lower Mount Royal, residents enjoy proximity to downtown, 17th Ave, 4th Street, parks, schools, the Glencoe Club, and the scenic Elbow River. Come see this immaculate condo today!

Built in 1972

Essential Information

MLS® #	A2108112
Price	\$410,000
Sold Price	\$390,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,112
Acres	0.00
Year Built	1972
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	401, 920 Royal Avenue Sw
Subdivision	Lower Mount Royal
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 0L5

Amenities

Amenities	Parking, Storage
Parking Spaces	1
Parking	Stall

Interior

Interior Features	Breakfast Bar, Built-in Features, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Stone Counters, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Garburator, Gas Cooktop, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

Exterior

Exterior Features	Lighting
Roof	Tar/Gravel
Construction	Brick, Concrete, Stone

Additional Information

Date Listed	March 1st, 2024
Date Sold	March 17th, 2024
Days on Market	16
Zoning	M-C2
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX House of Real Estate
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