

\$1,799,000 - 3201, 930 16 Avenue Sw, Calgary

MLS® #A2131300

\$1,799,000

3 Bedroom, 2.00 Bathroom, 1,817 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

This remarkable three bedroom sub penthouse has glorious 270 degree views of the Calgary downtown, Bow River Valley and magnificent Rocky Mountains. Every room in this sophisticated 32nd floor corner unit has floor to ceiling windows and an abundance of natural light. Perched above the vibrant walkable Beltline neighbourhood with unique shopping experiences, restaurants, coffee shops and entertainment - your serene retreat in the City core offers the best of both worlds. The open concept Living, Dining and Kitchen open to a huge North facing patio with outstanding views of the City downtown skyline. The second large patio is off the Living room and second bedroom/office and looks West across the City all the way to the mountains. The chef-inspired kitchen has beautiful white quartz counter tops and a large island with a quartz waterfall feature. A gas stove with a chimney hood fan, an integrated dishwasher and fridge add to the simply of this sleek design. A convenient mini office/desk space is just off to the side of the kitchen island. The flow from the kitchen through to the Dining and Living rooms is seamless. Down the hall is the master suite with a five piece spa inspired en-suite with heated floors, dual sinks with vanities, soaker tub and an oversized glass enclosed shower. Two more bedrooms, another 5 piece bath and generous laundry room complete the this home. There are only 3 units on this floor and this particular home comes with one of only



three private garages within the underground parkade. The garage at approx. 560 sf has room for 2 cars plus ample storage and offers extra security and privacy. This is a very special feature and is a rare find. The Royal is one of Calgary's premier buildings crafted by Vancouver's Bosa Developments. Rich with amenities including 24/7 concierge services, a beautiful well equipped gym, party room, steam/sauna, racquet ball court, an inviting roof top outdoor patio with BBQ's and an owners lounge with a chefs kitchen for more intimate gatherings. This Very pet friendly (2 pets allowed) complex is in a league of it's own. From the elegant warm and welcoming lobby to the secure parking, separate storage locker, bike storage and Central Air Conditioning this well managed and beautifully maintained building will feel like home the moment you arrive.

Built in 2019

Essential Information

MLS® #	A2131300
Price	\$1,799,000
Sold Price	\$1,750,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,817
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	3201, 930 16 Avenue Sw
Subdivision	Beltline

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 1C2

Amenities

Amenities	Elevator(s), Fitness Center, Park, Parking, Party Room, Racquet Courts, Recreation Room, Roof Deck, Sauna, Secured Parking, Storage, Visitor Parking
Parking Spaces	2
Parking	Double Garage Attached, Enclosed, Garage Door Opener, Guest, Heated Garage, Off Street, Oversized, Parkade, Underground

Interior

Interior Features	Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Soaking Tub, Storage, Tray Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Fan Coil
Cooling	Central Air
# of Stories	34

Exterior

Exterior Features	Balcony, BBQ gas line, Lighting
Construction	Concrete, Metal Siding

Additional Information

Date Listed	May 14th, 2024
Date Sold	June 18th, 2024
Days on Market	35
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	Real Estate Professionals Inc.
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