

\$245,000 - 421, 808 Royal Avenue Sw, Calgary

MLS® #A2172003

\$245,000

1 Bedroom, 1.00 Bathroom, 590 sqft

Residential on 0.00 Acres

Lower Mount Royal, Calgary, Alberta

Welcome home to the beautiful 4 story Royal Villa . This building is located in the desired neighbourhood of lower Mount Royal. Take the elevator up to your top floor unit. When entering you are greeted with natural toned colours. Open concept living/ kitchen area and a large east facing balcony perfect for your morning coffee. New vinyl plank flooring, energy efficient lighting and fresh paint enhance your living experience. Stainless steel appliances and an ensuite washer/dryer complete the efficiency experience. The spacious bedroom with walk in closet can easily accommodate a king size bed. Awaken with the natural light from the east facing window. Building amenities offer secure storage and additional laundry service. The allure of the trendy shopping, restaurants, coffee shops and pubs of 17 ave are just around the corner. With one parking stall included, leave your car at home walk to work, and to 17 ave. SW. Perfect for the first time home buyer or a great investment property. Call your Realtor for your private showing.

Built in 1964

Essential Information

MLS® #	A2172003
Price	\$245,000
Sold Price	\$260,000
Bedrooms	1



Bathrooms	1.00
Full Baths	1
Square Footage	590
Acres	0.00
Year Built	1964
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	421, 808 Royal Avenue Sw
Subdivision	Lower Mount Royal
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 0L3

Amenities

Amenities	Laundry
Parking Spaces	1
Parking	Stall

Interior

Interior Features	No Animal Home, No Smoking Home, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard
Cooling	None, Other
# of Stories	4

Exterior

Exterior Features	Balcony
Roof	Tar/Gravel
Construction	Brick, Concrete

Additional Information

Date Listed	October 11th, 2024
Date Sold	October 22nd, 2024

Days on Market	11
Zoning	M-C2
HOA Fees	0.00

Listing Details

Listing Office Royal LePage Benchmark

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.