

# \$322,500 - 241, 60 Royal Oak Plaza Nw, Calgary

MLS® #A2205174

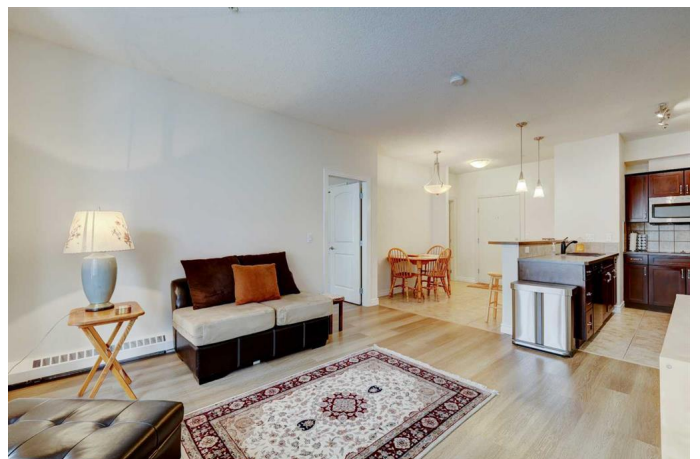
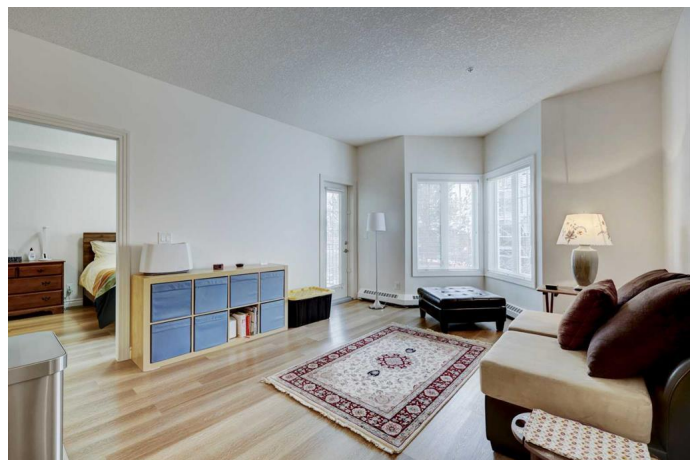
**\$322,500**

2 Bedroom, 2.00 Bathroom, 764 sqft

Residential on 0.00 Acres

Royal Oak, Calgary, Alberta

Welcome to the Red Haus! This courtyard-facing 2-bedroom, 2-bathroom unit comes with titled underground parking and a storage locker, offering both comfort and convenience. Upon entering, you'll be welcomed by 9-foot ceilings and updated luxury vinyl plank flooring that flows throughout the spacious, open-concept living area. The thoughtfully designed layout separates the two bedrooms with the living and dining areas, making it an ideal setup for roommates or added privacy. The kitchen features ample cabinetry, two-tier countertops, and a breakfast bar perfect for casual dining. The main 4-piece bathroom is generous in size and includes a laundry area for added convenience. Retreat to the primary suite, complete with a walk-in closet and its own 4-piece ensuite. Step out onto the large balcony with a BBQ gas line and enjoy views of the beautifully landscaped courtyard. The unit includes a titled underground parking stall and a storage locker located near your parking space. Don't forget to explore the amenities building, offering a gym, billiards table, commercial-sized kitchen, big-screen TV, and a gathering area – ideal for hosting events or enjoying time with family and friends. Conveniently located within walking distance to schools, parks, shopping, dining, and essential services like dentists, doctors, and banks. Plus, enjoy easy access to both Stoney Trail and 16 Ave, perfect for weekend trips to the mountains. Don't miss the opportunity to



call this fantastic unit home!

Built in 2007

### Essential Information

MLS® #	A2205174
Price	\$322,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	764
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	241, 60 Royal Oak Plaza Nw
Subdivision	Royal Oak
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 0A7

### Amenities

Amenities	Elevator(s), Fitness Center, Parking, Party Room, Snow Removal, Trash, Visitor Parking, Clubhouse, Recreation Facilities, Recreation Room
Parking Spaces	1
Parking	Titled, Underground

### Interior

Interior Features	High Ceilings, No Smoking Home
Appliances	Dishwasher, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Baseboard
Cooling	None

# of Stories 4

## Exterior

Exterior Features BBQ gas line, Courtyard

Construction Vinyl Siding, Wood Frame

## Additional Information

Date Listed March 30th, 2025

Days on Market 25

Zoning M-C2

## Listing Details

Listing Office CIR Realty

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.