

# \$964,999 - 109 Royal Crest Terrace Nw, Calgary

MLS® #A2258958

**\$964,999**

4 Bedroom, 4.00 Bathroom, 2,141 sqft

Residential on 0.12 Acres

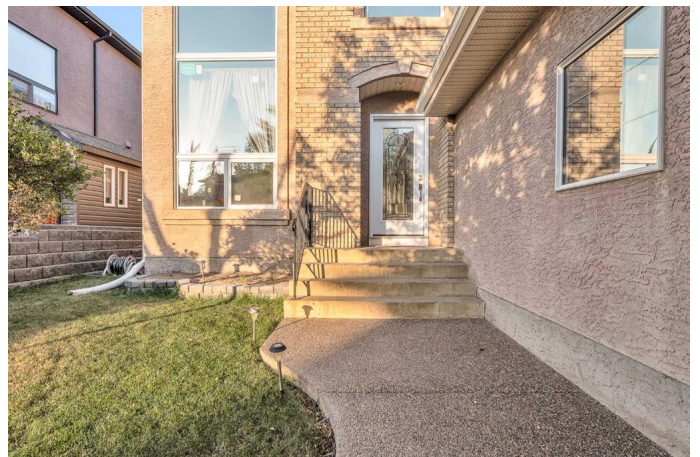
Royal Oak, Calgary, Alberta

Welcome to this extensively updated 2-storey detached home in the highly sought-after community of Royal Oak. Offering over 2,500 sq.ft. of living space across three fully finished levels, this stunning property blends modern upgrades with timeless design.

The main floor features a center staircase with soaring ceilings that fill the home with natural light. The elegant living room is highlighted by a dramatic two-storey picture window, real hardwood floors while the formal dining area boasts a built-in niche and stylish architectural details. The renovated kitchen is a chef's dream, showcasing sleek quartz countertops, a massive island, upgraded cabinetry, and a corner pantry. A bright breakfast nook leads to a large wooden deck overlooking the fully fenced and landscaped backyard.

Adjacent to the kitchen, the cozy family room offers a marble-tiled gas fireplace and stunning built-in cherry wood bookcases. The main floor office/den, featuring a built-in desk and a glass door, is ideal for remote work or study. A 2-piece powder room and main floor laundry complete this level.

Upstairs, you'll find three spacious bedrooms, including a generous primary suite with a walk-in closet and a beautifully renovated 5-piece ensuite. The ensuite features dual vanities, a large bathtub, and a separate shower. A shared 3-piece bathroom



with a skylight serves the additional bedrooms.

The fully finished basement adds valuable living space, including a fourth bedroom with a walk-in closet, a 3-piece bathroom, a large family/rec room, and a flex space perfect for a home gym, media room, or play area.

#### Key Features and Updates:

##### Structural & Exterior:

Triple-pane windows (2021)

Stage 4 shingles with a 15-year warranty (2022)

Solar panels installed (2024)

##### HVAC & Utilities:

New furnace & hot water tank (2018-2019)

Central air conditioning (2022)

##### Kitchen & Appliances:

Kitchen appliances replaced (2018)

Kitchen renovated (2023)

Washer & dryer replaced (2017)

##### Living Spaces & Interior:

Living room & fireplace updated (2023)

Bathrooms fully renovated (2021)

##### Painting & Finishing:

Main and second floors painted (2022)

Kitchen repainted (2023)

Basement painted (2024)

This home is located within walking distance of parks, pathways, shopping, and transit.  
Move-in ready and offering exceptional value in one of NW Calgary’s most desirable neighborhoods, this is a must-see!

Built in 1999

**Essential Information**

MLS® #	A2258958
Price	\$964,999
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,141
Acres	0.12
Year Built	1999
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	109 Royal Crest Terrace Nw
Subdivision	Royal Oak
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 4M2

**Amenities**

Parking Spaces	5
Parking	Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Garage Faces Front
# of Garages	2

## Interior

Interior Features	Bookcases, Built-in Features, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Natural Woodwork, No Animal Home, No Smoking Home, Pantry, Quartz Counters, Skylight(s), Storage, Walk-In Closet(s), Wood Counters
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Mantle
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Barbecue, Private Yard
Lot Description	Back Yard, Few Trees, Front Yard, Landscaped, Lawn
Roof	Asphalt Shingle, See Remarks
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	September 21st, 2025
Days on Market	1
Zoning	R-CG
HOA Fees Freq.	ANN

## Listing Details

Listing Office	First Place Realty
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