

# \$765,900 - 17 Royal Elm Green Nw, Calgary

MLS® #A2258218

**\$765,900**

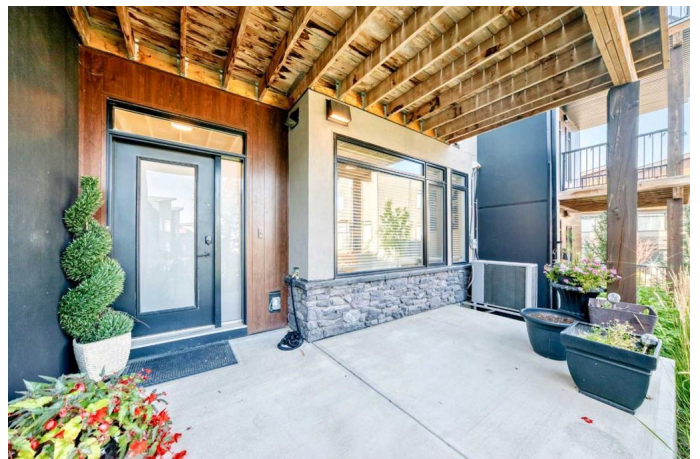
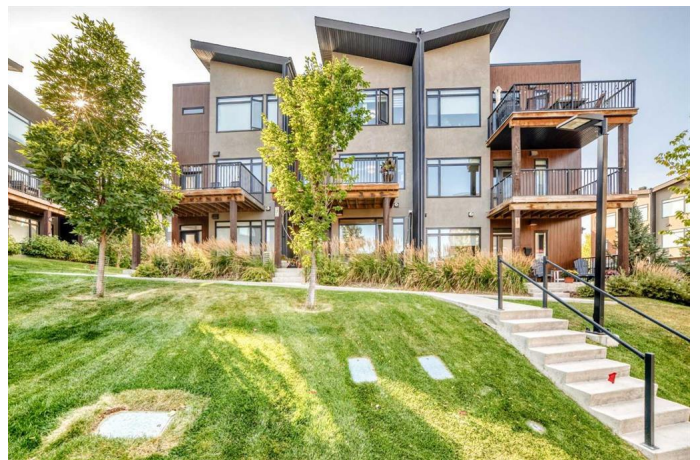
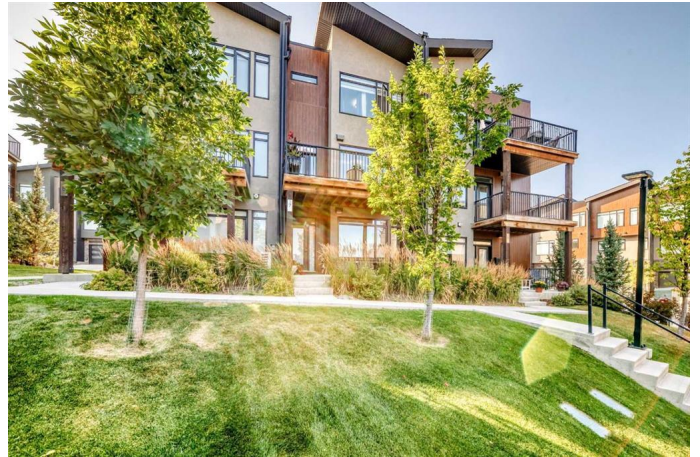
3 Bedroom, 3.00 Bathroom, 1,846 sqft  
Residential on 0.00 Acres

Royal Oak, Calgary, Alberta

Click brochure link for more details. Discover this beautifully designed 3-storey townhouse offering 3 bedrooms, 2.5 bathrooms, and 1,846 sq ft of stylish living space. Located steps from a serene park and pond with walking trails, this home blends comfort, functionality, and a touch of nature. The lower level features a versatile office space, additional living area, and impressive wall-to-wall bookshelves, plus direct access to the double attached garage. Enjoy the convenience of in-unit laundry and central A/C throughout. The main floor welcomes you with a bright light flooding in from the oversized windows and an airy open-concept layout, perfect for both everyday living and entertaining. The Kitchen offers modern features including quartz countertops and an oversized fridge. The spacious living room features a stylish built-in fireplace framed by custom shelving and a sleek TV nook, creating a cozy yet modern focal point. The balcony off the main level is perfect for morning coffee or evening unwinding. Upstairs, the primary bedroom boasts a 3-piece ensuite and expansive windows, while two additional bedrooms share a 4-piece bath. This home is ideal for those seeking space, style, and a location that offers both urban convenience and outdoor tranquility.

Built in 2019

## Essential Information



MLS® #	A2258218
Price	\$765,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,846
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	17 Royal Elm Green Nw
Subdivision	Royal Oak
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 0G8

### Amenities

Amenities	Other
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Built-in Features, Kitchen Island, Open Floorplan, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Gas Stove, Microwave, Refrigerator
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Basement	None

### Exterior

Exterior Features	Balcony, Private Entrance
Lot Description	Backs on to Park/Green Space, See Remarks, Street Lighting
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, See Remarks
Foundation	Poured Concrete

**Additional Information**

Date Listed	September 22nd, 2025
Zoning	DC

**Listing Details**

Listing Office	Honestdoor Inc.
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