

# \$1,050,000 - 24 Royal Highland Court Nw, Calgary

MLS® #A2217927

**\$1,050,000**

5 Bedroom, 3.00 Bathroom, 1,785 sqft  
Residential on 0.24 Acres

Royal Oak, Calgary, Alberta

Welcome to your private city retreat—an exceptional walkout bungalow nestled at the end of a quiet cul-de-sac, offering over 3,400 square feet of beautifully finished living space and stunning, uninterrupted views. This five-bedroom, three-bathroom home has been extensively renovated and offers open-concept living on both levels, with expansive windows that invite natural light and showcase the surrounding greenery.

The walkout basement is a standout feature, perfect for extended family or guests. Two additional bedrooms, a full bathroom, and multiple living areas open to a spacious outdoor living space, creating a seamless blend of indoor and outdoor comfort.

Sitting on an amazing southwest facing yard, the outdoor areas are designed for both relaxation and entertaining, with a large deck surrounded by trees—offering true privacy with no neighbors in sight.

With a layout that perfectly balances space, function, and comfort, this home is ideal for families seeking flexibility and privacy in a serene, city-close setting. Don't miss this rare opportunity—contact your favorite agent today to experience it for yourself.

Built in 2004

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2217927    |
| Price          | \$1,050,000 |
| Bedrooms       | 5           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,785       |
| Acres          | 0.24        |
| Year Built     | 2004        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 24 Royal Highland Court Nw |
| Subdivision | Royal Oak                  |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3G 4Y2                    |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                  |
|-------------------|----------------------------------|
| Interior Features | Built-in Features, High Ceilings |
| Appliances        | None                             |
| Heating           | Forced Air                       |
| Cooling           | None                             |
| Fireplace         | Yes                              |
| # of Fireplaces   | 1                                |
| Fireplaces        | Gas                              |
| Has Basement      | Yes                              |
| Basement          | Finished, Full, Walk-Out         |

### Exterior

|                   |       |
|-------------------|-------|
| Exterior Features | Other |
|-------------------|-------|

|                 |                    |
|-----------------|--------------------|
| Lot Description | Back Yard, Private |
| Roof            | Asphalt            |
| Construction    | Wood Frame         |
| Foundation      | Poured Concrete    |

**Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 7th, 2025 |
| Days on Market | 3             |
| Zoning         | R-CG          |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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