$999,900 - 67 Royston Heath Nw, Calgary

MLS® #A2212522

$999,900

4 Bedroom, 4.00 Bathroom, 2,348 sqft
Residential on 0.08 Acres

Haskayne, Calgary, Alberta

FINISHED WALK-OUT BASEMENT***LEGAL SUITE ***DUAL KITCHENS***DUAL LAUNDRY ROOMS*** DUAL HIGH-EFFICIENCY FURNACES***DUAL ELECTRICAL PANELS***AC***WATER SOFTENER***FULL-SIZE DECK***FULLY UPGRADED THROUGHOUT.
This stunning property features nearly 3,200 sq ft of living space, including a legal suite with its own kitchen, laundry, high-efficiency furnace, and electrical panel â€“ perfect for rental income or extended family living.
Designed with luxury and functionality in mind, this home boasts top-tier upgrades throughout. Highlights include oversized doors and windows, enhanced insulation, and a full-sized deck that offers exceptional outdoor space. Every detail, from construction to finishing touches, was thoughtfully selected to provide the highest quality. Don't miss this rare opportunity to own a premium property built to perfection!
Step into this elegantly designed, high-spec open-concept home that combines luxury with practicality. The kitchen is the centerpiece of the main floor, featuring a chef-inspired design with full-height light blue cabinetry, an oversized island with quartz countertops, and a stainless steel appliance package. A spacious walk-in pantry offers additional storage, making this kitchen as functional as it is beautiful. This inviting space seamlessly connects to the dining area and the expansive great room, making it perfect for entertaining

or everyday living.
The main floor includes a spacious dining area and a great room with soaring ceilings, a cozy fireplace, and luxurious vinyl plank flooring, all complemented by 9-foot high ceilings throughout. A convenient two-piece bathroom and a practical mudroom add to the functionality of the home.
Upstairs, you'll find a flexible and spacious bonus room, perfect for relaxation or entertainment, along with a stunning primary suite that is both luxurious and tranquil, offering scenic views in the distance. The suite features a spa-like five-piece ensuite with a freestanding soaking tub, a tiled shower, dual vanities, and a generous walk-in closet. Two additional well-appointed bedrooms and a luxurious four-piece bathroom with dual vanities provide comfort and convenience for family or guests. A spacious laundry room completes the upper level, adding practicality to this thoughtfully designed home.
In the basement, you'll find a stylish and fully functional kitchen, a dining area, and a bright and spacious living room. A large living room paired with a 4-piece bathroom makes this legal suite an excellent option for generating additional income.
This home faces a large green space and a childrenâ€™s playground, adding extra value to the property. Located in Calgaryâ€™s northwest, near the renowned Bow River, this community offers unparalleled convenience. The LRT station and the popular Baker Park and Bowness Park are just minutes away, and downtown Calgary is a mere 20-minute drive. Donâ€™t hesitateâ€”contact your agent today to schedule a viewing!

Built in 2024

Essential Information

MLS® #	A2212522

Price	$999,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,348
Acres	0.08
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	67 Royston Heath Nw
Subdivision	Haskayne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L0K3

Amenities

Amenities	Clubhouse
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), French Door, No Smoking Home, Quartz Counters, Separate Entrance, Smart Home
Appliances	Dishwasher, Microwave, Range Hood, Refrigerator, Stove(s), Washer/Dryer, Window Coverings, Oven
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	Sep. HVAC Units
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Walk-Out

Exterior

Exterior Features	BBQ gas line, Playground, Private Yard
Lot Description	Landscaped, Private, Street Lighting, Views, Dog Run Fenced In
Roof	Asphalt Shingle
Construction	Brick, Cement Fiber Board
Foundation	Poured Concrete

Additional Information

Date Listed	April 16th, 2025
Days on Market	21
Zoning	R-G
HOA Fees	60
HOA Fees Freq.	MON

Listing Details

Listing Office	Homecare Realty Ltd.

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