



629 Royal Avenue Calgary Alberta

\$525,000

Completely reimagined from the walls out, this FORMER TWO BEDROOM apartment has been tastefully rebuilt with nothing but the highest level of materials & craftsmanship, catering to those seeking an elevated living experience unlike Calgary's more traditional apartment offerings. By removing two walls from the former 2nd bedroom, the newly combined grand room now allows ~600 sq ft of barrier-free, elegant living space. Should you have a need to redevelop the 2nd bedroom, a contractor of your choice can have that addressed for you with ease. High-end features abound throughout the main living space. With social gatherings in mind, the extensive custom cabinetry has room for all your belongings while a built-in & motorized drop-down tv + its corresponding 6-zone surround audio system takes care of the entertainment. Strategically placed LED lighting gently illuminates the room, whilst custom Ripplefold drapery frame all windows, providing discretion should you desire it. Settling for nothing but the highest quality materials, the most meticulous craftsmanship, and cost being of no objection; your impressive kitchen serves not only unparalleled looks, but also delivers where it matters most --pairing the finest oak millwork with the entire top-of-the-line, built in Miele appliance package, incl. coffee machine, steam oven, wall oven, dishwasher, and a 32" induction cooktop with a fully integrated Faber hood fan. Matching stone countertops + backsplash in the same subtle hue of colours found all over, further complementing the carefully selected porcelain-tiled floors found throughout. Both your bathrooms not only incorporate extensive custom cabinetry, designer lighting, and Kohler fixtures --but are combined by an impressive black-glass & Lappato tile DOUBLE SHOWER, the likes of which are seldom seen anywhere in the city, let alone any apartments. Fittingly, the primary b...

Foyer 7.00 Ft x 12.42 Ft

Living room 15.25 Ft x 16.00 Ft

Dining room 9.08 Ft x 16.00 Ft

Kitchen 8.75 Ft x 16.00 Ft

Primary Bedroom 12.42 Ft x 12.50 Ft

3pc Bathroom .00 Ft x .00 Ft

3pc Bathroom .00 Ft x .00 Ft

Other 4.08 Ft x 29.33 Ft

Listing Presented By:



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RE/MAX

**RE/MAX REAL ESTATE
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