

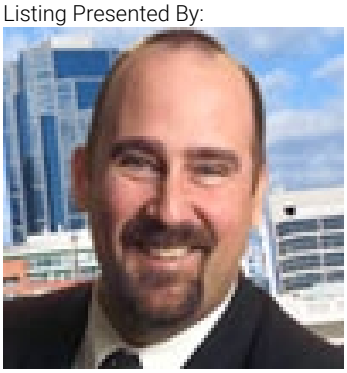
199 Royston Way Calgary Alberta

$599,900

LIMITED TIME PROMOTION: Purchasers can choose 2 of the following 3 incentives: Up to $5,000 toward Virtuo moving services, Up to $5,000 toward blinds through Stone Creek, Gemstone Lights installed on the front elevation of the home, including up to 5-foot returns. Discover the perfect blend of modern design and thoughtful functionality at 199 Royston Way NW, nestled on a quiet street in the desirable northwest community of Rockland Park. This beautifully designed Oak model by Brookfield Residential offers over 1,600 sq. ft. of developed above-grade living space, featuring three bedrooms, 2.5 bathrooms, and a versatile layout. With parks and green spaces within walking distance and the community's Homeowners Association amenities just a short drive away, this semi-detached home offers an exceptional balance of convenience and lifestyle. The main floor welcomes you with an open-concept design that seamlessly connects the spacious great room, dining area, and contemporary kitchen. Positioned at the rear of the home, the inviting great room offers a comfortable setting for relaxing or entertaining, while large windows bring natural light into the living space. The well-appointed kitchen features a central island with an eating bar, a chimney-style hood fan, quartz countertops, and a convenient pantry. The adjoining dining area provides ample space for family meals and gatherings, while a versatile front flex room offers the perfect setting for a home office, study area, or additional sitting room. A convenient powder room and mudroom complete the main level. On the upper level, the primary bedroom serves as a private retreat, complete with a walk-in closet and a 3-piece ensuite featuring a fully tiled shower. Two additional bedrooms provide comfortable accommodations for family members or guests, with one offering its own walk-in closet. The centrally located bonus roo...

Dining room 11.75 Ft x 10.17 Ft
Great room 17.08 Ft x 12.33 Ft
2pc Bathroom .00 Ft x .00 Ft
Bonus Room 12.00 Ft x 11.67 Ft
Primary Bedroom 13.00 Ft x 11.83 Ft
3pc Bathroom .00 Ft x .00 Ft
Bedroom 11.42 Ft x 8.17 Ft
Bedroom 10.25 Ft x 8.58 Ft
4pc Bathroom .00 Ft x .00 Ft
Laundry room .00 Ft x .00 Ft

Listing Presented By:



Originally Listed by:
Charles

http://www.kevinfrench.ca/

RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca