

222 Royal Crest Place NW
Calgary, Alberta

MLS # A2353788

\$739,000

Division:	Royal Oak		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,087 sq.ft.	Age:	1998 (28 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Cul-De-Sac, Landscaped, No Back Lane		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Linoleum	Sewer:	-
Roof:	Wood	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Stucco, Wood Frame	Zoning:	R-C1
Foundation:	Poured Concrete	Utilities:	-
Features:	Bookcases, Pantry, Vaulted Ceiling(s)		

Inclusions:	Shelving in office
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****Open house Sat Oct 24 from 2-4pm and Sunday Oct 25 from 2-4pm**** The impressive two-storey living room is one of the first things you'll notice when entering this detached home, with soaring ceilings and large windows that bring in plenty of natural light. The spacious kitchen is another standout feature, offering an abundance of cabinetry, generous counter space and a large island. There's also a separate spice kitchen featuring a newer induction range, with a gas line available behind it. The main floor features a bedroom, ideal for guests or a home office, along with a convenient half bath. Upstairs, an open bonus room overlooks the two-storey living room below, creating a versatile space for a sitting area, home office or reading nook. You'll also find three bedrooms on this level, including the primary suite with an ensuite bathroom and a walk-through closet. An additional full bathroom serves the other two bedrooms. The partially finished basement provides even more living space, with an additional bedroom and a recreation room area. Recent updates include a newer washer and dryer and a furnace replaced in June 2026. The wood shingle roof was inspected in 2024. With its dramatic two-storey living room, exceptionally spacious kitchen, versatile bonus room and five bedrooms across three levels, this home offers plenty of room for everyday living. Ideally located on a quiet cul de sac and close to shopping and schools, this home is sure to impress!