

\$729,900 - 49 Royal Elm Green Nw, Calgary

MLS® #A2230559

\$729,900

3 Bedroom, 3.00 Bathroom, 1,856 sqft

Residential on 0.00 Acres

Royal Oak, Calgary, Alberta

OPEN HOUSE SATURDAY JUNE 28 11â€“1 PM

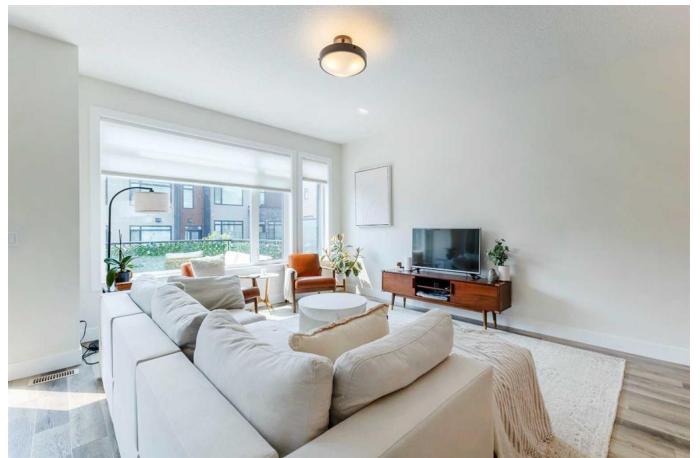
Welcome to 49 Royal Elm Green NWâ€“a thoughtfully upgraded 3-bedroom, 3-bathroom townhome offering nearly 1,850 sq ft of stylish and functional living in the sought-after community of Royal Oak. Designed for comfort and flexibility, this home features the largest deck in the entire complex, ideal for hosting or unwinding outdoors with plenty of sky exposure.

Inside, the open-concept main floor is bright and spacious, with 9-ft ceilings, wide-plank flooring, and oversized windows that flood the space with natural light. The gourmet kitchen is a chefâ€™s dream with quartz countertops, stainless steel appliances, custom cabinetry, and a generous island perfect for casual dining or entertaining.

The lower-level flex space includes a custom Murphy bed (included or removable based on buyer preference), making it perfect for guests, a home office, or a gym. Built-in shelving offers a sleek, wire-free look, and under-stair storage adds hidden utility to keep life organized.

Upstairs, the primary suite is a private retreat with a spa-inspired ensuite featuring a walk-in glass shower and dual vanities. Two additional bedrooms, a full bath, and upper-level laundry provide convenience and versatility for families or professionals.

This unit is also pet-friendly, and just minutes from the Tuscany CTrain station, local parks, schools, and shopping. Built by a reputable



builder known for long-lasting quality, this is an exceptional opportunity to own in one of NW Calgary’s most connected and scenic neighborhoods.

Built in 2021

Essential Information

MLS® #	A2230559
Price	\$729,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,856
Acres	0.00
Year Built	2021
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	49 Royal Elm Green Nw
Subdivision	Royal Oak
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 0G8

Amenities

Amenities	Snow Removal, Trash, Visitor Parking
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	No Animal Home, No Smoking Home, Quartz Counters
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave

	Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Basement	None

Exterior

Exterior Features	Balcony, Other
Lot Description	Landscaped, Low Maintenance Landscape
Roof	Asphalt Shingle, Membrane
Construction	Composite Siding, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 12th, 2025
Days on Market	12
Zoning	DC

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
----------------	-------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.