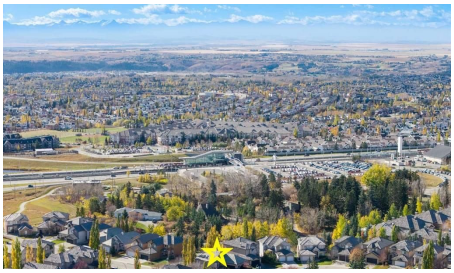
129 ROYAL Bay NW

Calgary | Active | MLS® A2352098

$1,049,900









Bedrooms	Bathrooms	Year Built	Living area
3	**3**	**2002**	**1,529.9 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by RE/MAX House of Real Estate

A closer look

WELCOME to this EXCEPTIONAL WALKOUT BUNGALOW in ROYAL OAK, offering 2,931+ SQ. FT. DEVELOPED, 3 BEDROOMS, 2.5 BATHROOMS, CENTRAL A/C + an OVERSIZED HEATED DOUBLE ATTACHED GARAGE on a 6,103 SQ. FT. LOT BACKING ONTO GREEN SPACE!!! MOUNTAIN VIEWS, a $50K ELEVATOR, RENOVATED ACCESSIBLE ENSUITE, PRIVATE HOME SALON + $15K HOME THEATRE create an INCREDIBLE OPPORTUNITY for LUXURY LIVING w/COMFORT, ACCESSIBILITY + VERSATILITY!!! Set on a quiet BAY w/STONE + STUCCO curb appeal, this home welcomes you w/10'4"-12'4" FLAT CEILINGS, FRESH PAINT, HARDWOOD FLOORS + IN-CEILING SPEAKERS. A front DEN/OFFICE w/EXPANSIVE WINDOWS offers a workspace w/beautiful natural light. The KITCHEN impresses w/LIGHT MAPLE CABINETRY, BLACK GRANITE COUNTERS, UNDER-CABINET LIGHTING, SKYLIGHTS, GAS COOKTOP, BUILT-IN OVENS, PANTRY, ISLAND + BREAKFAST BAR-perfect for everyday cooking, casual meals + entertaining!! Flowing into the DINING AREA, there's plenty of space for family dinners + hosting friends, while the inviting OPEN-CONCEPT LIVING ROOM is flooded w/NATURAL LIGHT through EXPANSIVE CURVED BAY WINDOWS, creating a bright + welcoming space to relax + gather!!! Step onto the EXTENDED UPPER DECK for morning coffee, summer BBQs + beautiful MOUNTAIN VIEWS overlooking the greenery!!! MAIN-FLOOR PRIMARY RETREAT enjoys CURVED BAY WINDOWS + a RENOVATED 5-PC ENSUITE w/DOUBLE VANITY, FREESTANDING SOAKER TUB + GLASS SHOWER, thoughtfully designed for WHEELCHAIR ACCESSIBILITY, plus a generous WALK-IN CLOSET. A 2-PC BATH, MAIN-FLOOR LAUNDRY + CENTRAL VAC w/KICK-SWEEP add convenience. Installed in 2007, the $50K ELEVATOR connects the GARAGE, MAIN FLOOR + WALKOUT BASEMENT, delivering enhanced ACCESSIBILITY, INDEPENDENCE + COMFORT at every stage of life. The OVERSIZED INSULATED + HEATED DOUBLE ATTACHED GARAGE provides ample vehicle + storage space, while a FULLY SEPARATED PRIVATE SALON offers privacy + potential for an AT-HOME BUSINESS!!! A CURVED STAIRCASE w/METAL + WOOD RAILINGS leads to the FINISHED WALKOUT BASEMENT w/IN-FLOOR HEAT. The expansive FAMILY ROOM w/LARGE WINDOWS + PATIO ACCESS is ideal for games, guests + gatherings. The 2nd BEDROOM + 3rd BEDROOM (w/DIRECT ELEVATOR ACCESS!) offer flexible accommodation alongside a 4-PC BATH. The DEDICATED MEDIA ROOM takes movie nights to another level w/a $15K THEATRE UPGRADE: 1080P PIONEER PROJECTOR, LARGE SCREEN, SURROUND SOUND, SUBWOOFER + PS5 CONNECTION. CUSTOM BUILT-INS + NAVY WALLS complete the cinema feel, while a BAR ROUGH-IN adds entertaining potential! Outside, a LANDSCAPED BACKYARD w/WALKOUT PATIO, MATURE TREES + UNDERGROUND IRRIGATION backs onto GREEN SPACE + nearby WALKING PATHWAYS, perfect for peaceful evenings + summer entertaining!!! Enjoy ROYAL OAK PARKS, PLAYGROUNDS + SCHOOLS + SHOPPING + RESTAURANTS + GROCERIES at ROYAL OAK CENTRE + CROWFOOT CROSSING. C-TRAIN is a 5-minute walk away, w/quick access to STONEY TRAIL, CROWCHILD TRAIL + COUNTRY HILLS BLVD for easy commuting across Calgary. GOLF, RECREATION + ROCKY MOUNTAIN GETAWAYS are within reach!!!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2352098
Bedrooms	3

Bathrooms	3
Year Built	2002
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Bungalow
Total Living Area:	1,529.9 sq. ft.
Main Level Finished Area:	1,529.9 sq. ft.
Below Grade Finished Area:	1,401.46 sq. ft.
HOA Fee Frequency:	Annually
Acreage:	No
Lot Area:	6,103 sq. ft.
Lot Frontage:	34'7"
Front Exposure:	North
Levels:	One
Total Rooms Above Grade:	8
Year built:	2002 (Age: 24)
Bedrooms:	3 (Above Grd: 1)
Bedrooms Above Grade:	1
Bedrooms On Main:	1
Bedrooms Below Grade:	2
Bathrooms:	3.0 (Full:2, Half:1)

Num Ensuite Baths:	1
Plan:	0212328
Heating:	In Floor, Forced Air, Natural Gas
Basement:	Full, Finished, Walk Out
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stone, Stucco, Wood Frame
Structure Type:	House
Roof:	Cedar Shake
Ensuite:	Yes
Flooring:	Carpet, Hardwood, Tile
Cooling:	Central Air
Fireplaces:	0
Garage:	Yes
Garage Spaces:	2
Parking:	220 Volt Wiring, Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Garage Faces Side, Heated Garage, Insulated, On Street, Oversized
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Electric Dryer Hookup, In Hall, Main Level, Washer Hookup
HOA Fee:	$225.11
City Quadrant:	Northwest
Community:	Royal Oak
Amenities:	Other
Appliances:	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings

Inclusions:	Ceiling Fans, Alarm System, Venetian Blinds, Elevator, Kick Sweep, All media equipment except for the PS5, Tv on wall, Shelving in the Garage + the salon, Shelving in the storage room, 3 Garage Controls.
Restrictions:	Restrictive Covenant, Utility Right Of Way
Main Floor	Living Room · 14' × 14' ·
Main Floor	Kitchen · 15'4" × 12'11" ·
Main Floor	Dining Room · 10'6" × 9'6" ·
Main Floor	Bedroom - Primary · 14'5" × 12'1" ·
Main Floor	Walk-In Closet · 10'8" × 7'6" ·
Main Floor	Foyer · 7'8" × 4'7" ·
Main Floor	Den · 10'4" × 10' ·
Main Floor	Laundry · 6'2" × 2'6" ·
Main Floor	Other · 9'11" × 5'6" ·
Main Floor	Other · 5'1" × 4'11" ·
Basement	Family Room · 24' × 15'11" ·
Basement	Media Room · 16' × 14' ·
Basement	Bedroom · 15'1" × 11'5" ·
Basement	Bedroom · 13'5" × 13'1" ·
Basement	Other · 5'1" × 4'11" ·
Basement	Furnace/Utility Room · 7'10" × 7'8" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Breakfast Bar, Ceiling Fan(s), Central Vacuum, Closet Organizers, Double Vanity, Elevator, French Door, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Separate Entrance, Skylight(s), Soaking Tub, Vinyl Windows, Walk-In Closet(s), Wired for Sound
Exterior Features:	BBQ gas line
Patio And Porch Features:	Deck

Lot Features:	Back Yard, Backs on to Park/Green Space, City Lot, Corner Lot, Landscaped, Lawn, Level, No Back Lane, Standard Shaped Lot, Treed, Underground Sprinklers
Accessibility Features:	Accessible Bedroom, Accessible Central Living Area, Accessible Closets, Accessible Common Area, Accessible Elevator Installed, Accessible Entrance, Accessible Full Bath, Accessible Hallway(s), Central Living Area, Common Area, Customized Wheelchair Accessible, Wheel-In Shower
Num. of Parcels:	0
Fencing:	Partial
Region:	Calgary
Zone:	CAL Zone NW
Zoning:	R-C1
Listed Date:	Oct 21, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/129-royal-bay-nw-calgary-a2352098/

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Data was last updated November 23, 2026 at 12:05 PM (UTC)

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Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.