54 Royal Ridge Mount NW

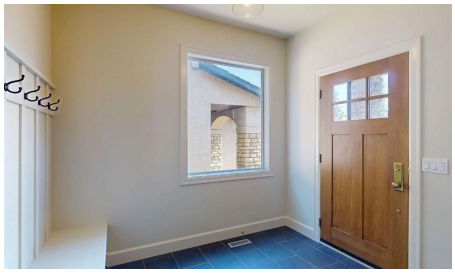
Calgary | Active | MLS® A2333179

$1,175,000









Bedrooms	Bathrooms	Year Built	Living area
4	**4**	**2005**	**2,805 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Royal LePage Blue Sky

A closer look

50K PRICE REDUCTIONThis is one house you don't want to miss out on. Lovingly cared for and renovated by the current owners, over 500k was spent, roughly 8 years ago, to thoroughly update the home top to bottom. As you walk in the front door, you see quality from every angle. Custom cabinets throughout the home, kitchen, all bathrooms, and laundry room. Rich mocha stained hardwood floors on the main floor. Plush carpet and underlay on the upper and lower levels. Kitchen is extremely open with high end Jenn-Air appliance package, white country sink, matched fridge doors to cabinets, tons of cabinet space and a built in bench. Flat painted ceilings throughout with stylish lighting package and tons of pot lights(including a light control package)Unique penny style and hexagonal tile in all the bathrooms including the en-suite. Extensive storage throughout. Solid core doors with amazing Emtek hardware in every room. There is a laundry room that is big enough for the largest families, all with finishings that are equal to the rest of the home. No expense was spared in the renovation, and this home needs nothing but new owners to make it complete. There is an oversized deck off the dining room, with watering lines for pots/flowerbeds. A covered patio below w/ linear cement tiles, overlooks a nicely sized and private backyard. A curved wood privacy fence wraps around the fire pit. Lots of time and effort went in to choosing and planting the trees and garden beds. The basement is AMAZING. Large with an open concept, perfect for the kids to play or watch movies as a family. There is a custom fitness room with 10mm glass doors and rubber flooring, complete with a built in weight rack(could easily be converted to a 5th bedroom), built in Sauna for those days where you just need a little break. 3pc bath with custom tile and shower, tons of storage including the hidden secret cubbies custom build under the stairs. Fully wired for sound and complete with sound system and controls are included. The upstairs has 4 largely scaled bedrooms AND an enormous bonus room. More room than you'll ever need. Primary bedroom is large with a true spa inspired ensuite, custom walk in shower, double vanities, a built in bench with cushions, this will be something you won't see in any other house in the area. Walk through the home and pay attention to the quality and the details. It's worth your time. Call your favourite Realtor for a private showing before its gone. You couldn't build this level of home, or renovate a similar home for anywhere near the price of this property. It will surprise you.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2333179
Bedrooms	4
Bathrooms	4
Year Built	2005
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:	2 Storey
Total Living Area:	2,805 sq. ft.
Main Level Finished Area:	1,184 sq. ft.
Upper Level Finished Area:	1,621 sq. ft.
Below Grade Finished Area:	1,184 sq. ft.
HOA Fee Frequency:	Annually
Acreage:	No
Lot Area:	4,962 sq. ft.
Lot Frontage:	42'
Front Exposure:	South
Levels:	Two
Total Rooms Above Grade:	8
Year built:	2005 (Age: 21)
Bedrooms:	4 (Above Grd: 4)
Bedrooms Above Grade:	4
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	1
Plan:	0411649
Heating:	High Efficiency, Forced Air
Basement:	Full, Finished, Separate/Exterior Entry, Walk Out

Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stone, Stucco
Structure Type:	House
Roof:	Pine Shake
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Hardwood
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Gas, Living Room
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Laundry Room, Main Level
HOA Fee:	$215.00
City Quadrant:	Northwest
Community:	Royal Oak
Amenities:	Parking, Sauna
Appliances:	Built-In Gas Range, Built-In Oven, Built-In Refrigerator, Central Air Conditioner, Dishwasher, Freezer, Garburator, Microwave, Range Hood, See Remarks, Window Coverings
Inclusions:	Sound System Control Unit in Utility room and all built in speakers
Restrictions:	None Known
Main Floor	Entrance · 8'11" × 7'7" ·
Main Floor	Kitchen · 22'11" × 13'5" ·

Main Floor	Dining Room · 14'11" × 10'6" ·
Main Floor	Living Room · 15'4" × 14' ·
Main Floor	Laundry · 9'10" × 9'9" ·
Main Floor	Mud Room · 9'2" × 8'10" ·
2nd Floor	Bedroom - Primary · 15' × 14'2" ·
2nd Floor	Bedroom · 14'5" × 9'10" ·
2nd Floor	Bedroom · 13'2" × 11'3" ·
2nd Floor	Bedroom · 17'2" × 10' ·
2nd Floor	Bonus Room · 21' × 13'8" ·
2nd Floor	Walk-In Closet · 8'6" × 4'11" ·
Basement	Game Room · 27'10" × 19'3" ·
Basement	Exercise Room · 13'5" × 9'3" ·
Basement	Furnace/Utility Room · 11'3" × 6'6" ·
Basement	Sauna · 5' × 3'4" ·
Basement	Storage · 21'4" × 7'3" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Bookcases, Built-in Features, Ceiling Fan(s), Central Vacuum, Double Vanity, No Smoking Home, Open Floorplan, Quartz Counters, See Remarks, Storage, Vinyl Windows, Walk-In Closet(s), Wired for Sound
Exterior Features:	BBQ gas line, Fire Pit, Misting System, Other, Private Yard
Patio And Porch Features:	Deck, Other, Patio
Lot Features:	Back Yard, Gazebo, See Remarks, Treed, Underground Sprinklers
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary

Zone:	CAL Zone NW
Zoning:	R-CG
Listed Date:	Jul 29, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/54-royal-ridge-mount-nw-calgary-a2333179/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 10:05 AM (UTC)

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