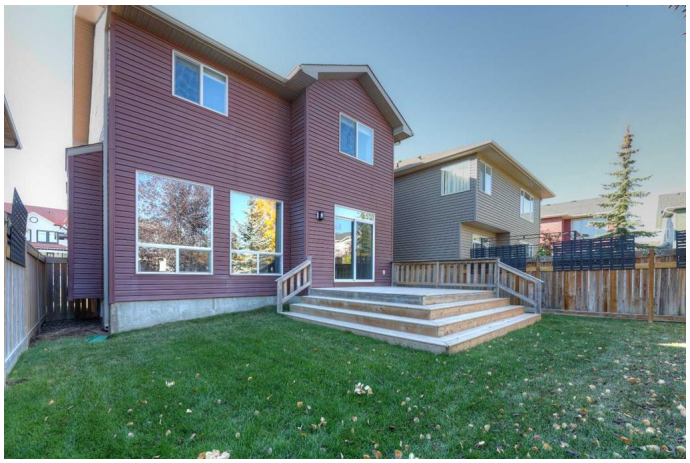
$729,900 - 8903 Royal Oak Way Nw, Calgary

MLS® #A2263657

$729,900

4 Bedroom, 4.00 Bathroom, 1,910 sqft
Residential on 0.09 Acres

Royal Oak, Calgary, Alberta



Discover the perfect haven for your growing family! This meticulously maintained home radiates pride of ownership, both inside and out. Enjoy peace of mind with recent major upgrades, including a new high-efficiency furnace, tankless hot water system, water softener, and re-insulated attic, ensuring comfort and efficiency. The kitchen and bathrooms gleam with newly upgraded, light and bright quartz countertops. This home features four good-sized bedrooms and 3.5 bathrooms, and youâ€™ll be truly impressed by the expansive upper bonus room and the huge family/rec room in the basement, perfect for entertaining or unwinding. Step inside and be greeted by huge, floor-to-ceiling windows that flood the main floor with natural light, highlighting the gorgeous hardwood and tile flooring. The kitchen offers plenty of cabinet space for all your culinary adventures, complete with a cozy eating bar and a spacious breakfast nook for family gatherings. Seamlessly extend your living space outdoors through sliding glass doors that open onto a wonderful deck, overlooking a manicured lawn and mature trees that provide a private and cozy ambiance. The location couldn't be better! This home is ideally situated close to all amenities with easy access in and out of the community. Directly across the street, you'll find a community greenspace with a walking pathway, an outdoor basketball court/hockey rink, and nearby elementary and middle schools. The YMCA and a local shopping

center are also within easy walking distance. Don't miss the opportunity to make this fabulous property yours. Call today for your private viewing!

Built in 2006

Essential Information

MLS® #	A2263657
Price	$729,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,910
Acres	0.09
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	8903 Royal Oak Way Nw
Subdivision	Royal Oak
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 0A4

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Breakfast Bar, No Smoking Home, Quartz Counters, Recessed Lighting, Storage, Tankless Hot Water, Skylight(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood,

	Refrigerator, Washer, Water Softener, Window Coverings, Humidifier, Tankless Water Heater
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Garden, Landscaped, Private, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 11th, 2025
Days on Market	9
Zoning	R-CG

Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)

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