

\$699,000 - 2406, 930 16 Avenue Sw, Calgary

MLS® #A2262135

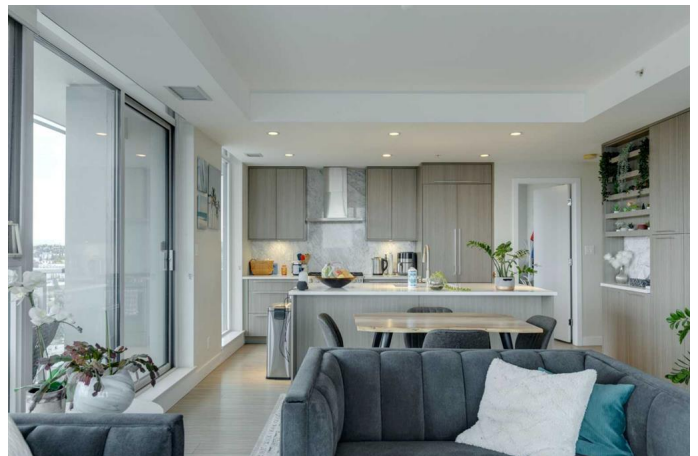
\$699,000

2 Bedroom, 2.00 Bathroom, 905 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome Home to The Royal! This 2 bedroom south/south east facing corner unit is perfect for anyone looking for all the perks and convenience of inner city living. Floor to ceiling windows throughout this home flood the living spaces with natural light and provide amazing downtown and city views. Opening to the living and dining areas, the well-appointed kitchen has been equipped with a gas range, integrated refrigerator, built-in shelving and an 8'™ quartz island with breakfast bar. The nice sized south facing balcony is the perfect place to relax and entertain. The primary bedroom has a walk-in closet and 4 pc ensuite with double vanity and walk-in shower. Adding privacy, the 2nd bedroom and 4 pc main bath are located on the opposite side of the unit. Enjoy the convenient full sized in-suite laundry and comfort of central air. The amenities at The Royal are amazing bar none – residents enjoy the 10,000 sq ft Club Royal including a fully equipped fitness centre, squash court & sauna, private dining room with gourmet kitchen & resident's lounge, a beautiful garden terrace with barbeques, fire tables as well as 24 hr concierge service. Included is assigned heated, underground parking and an assigned storage locker. Located 1 block off lively 17th Ave SW where residents enjoy bars, restaurants and shoppes and conveniently attached to Canadian Tire and Save-On Foods. Walking distance to Downtown and all the amenities of Mount Royal Village and Mount Royal West. Enjoy



easy access to transit, 17th Ave SW, 14th St,
and the MNP Community & Sport Centre.

Built in 2019

Essential Information

MLS® #	A2262135
Price	\$699,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	905
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	2406, 930 16 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R1C2

Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Parking, Party Room, Picnic Area, Recreation Facilities, Secured Parking, Storage, Trash, Visitor Parking, Gazebo, Racquet Courts, Roof Deck, Sauna
Parking Spaces	1
Parking	Assigned, Parkade, Stall, Underground

Interior

Interior Features	Kitchen Island
Appliances	Dishwasher, Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Fan Coil

Cooling	Central Air
# of Stories	35

Exterior

Exterior Features	Balcony
Construction	Concrete, Metal Siding

Additional Information

Date Listed	October 6th, 2025
Days on Market	1
Zoning	DC

Listing Details

Listing Office	Royal LePage Benchmark
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