

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

MLS® #A2252564

**\$699,000**

2 Bedroom, 2.00 Bathroom, 930 sqft

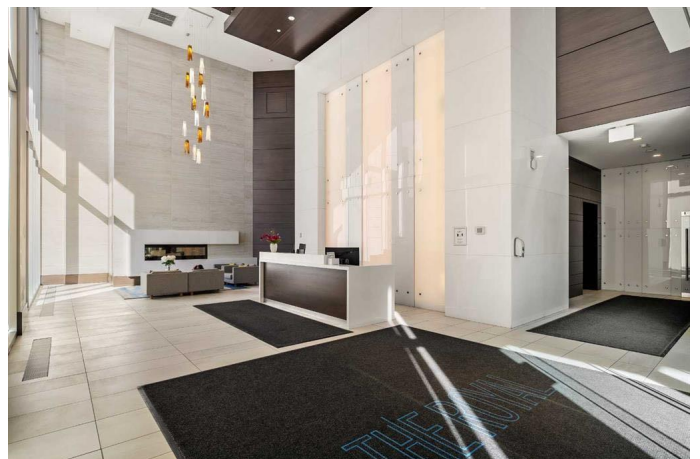
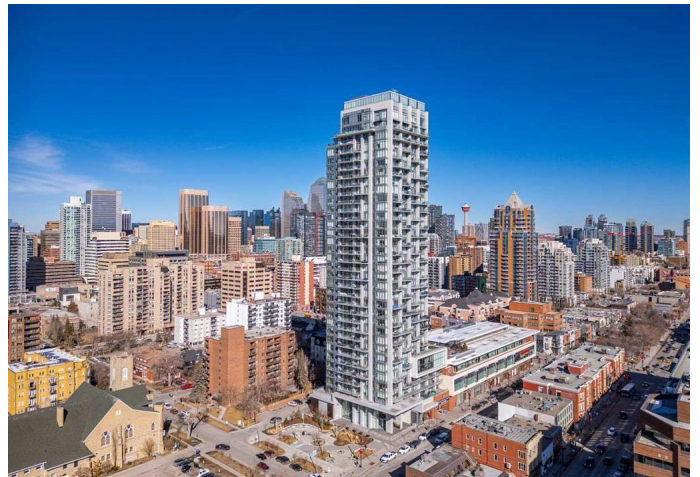
Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to The Royal—one of the Beltline’s most prestigious and modern high-rises. Perched on the 24th floor, this stunning corner unit offers sweeping downtown and city views through floor-to-ceiling windows, plus a spacious south-facing patio ideal for entertaining. Inside, the open-concept layout showcases a chef’s kitchen equipped with premium stainless steel appliances, a sleek 8' quartz island, and designer cabinetry with built-in spice shelves. The living and dining areas are bathed in natural light and finished with wide plank hardwood-style flooring.

The elegant primary suite features a walk-in closet and a spa-inspired ensuite with double vanities and an oversized glass shower. A second bedroom and full bathroom offer flexibility for guests or a home office, while additional highlights include a generous foyer, in-suite laundry, and custom window coverings. Residents of The Royal enjoy exceptional amenities: a full fitness centre, squash court, event lounge with a gourmet kitchen, landscaped courtyard with BBQ and firepit, heated underground parking, heated storage, and 24-hour concierge service. Live in the heart of Calgary’s most vibrant neighbourhood—steps from 17thave, boutique shopping, top restaurants, and nightlife. Book your private showing today.

Built in 2019



## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2252564          |
| Price          | \$699,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 930               |
| 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 | T2R 1C2                |

## Amenities

|                |                                                                                                                                                                                                                             |
|----------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Bicycle Storage, Elevator(s), Fitness Center, Park, Parking, Party Room, Picnic Area, Racquet Courts, Recreation Facilities, Recreation Room, Secured Parking, Storage, Visitor Parking, Gazebo, Game Court Interior, Sauna |
| Parking Spaces | 1                                                                                                                                                                                                                           |
| Parking        | Underground                                                                                                                                                                                                                 |

## Interior

|                   |                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------|
| Interior Features | Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Range Hood, Refrigerator, Washer               |
| Heating           | Forced Air                                                                                        |
| Cooling           | Central Air                                                                                       |
| # of Stories      | 35                                                                                                |

## Exterior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Exterior Features | Balcony, Courtyard, Fire Pit, Private Entrance, Storage, Barbecue |
| Roof              | Metal                                                             |
| Construction      | Concrete, Metal Siding                                            |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 29th, 2025 |
| Days on Market | 13                |
| Zoning         | DC                |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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