



**GRASSROOTS**  
REALTY GROUP

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202, 901 Mountain Street  
Canmore, Alberta

MLS # A2255030



**\$635,000**

<b>Division:</b>	Bow Valley Trail		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	524 sq.ft.	<b>Age:</b>	2010 (16 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	In Floor	<b>Water:</b>	-
<b>Floors:</b>	Hardwood, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 533
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Wood Siding	<b>Zoning:</b>	BVT-C
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Closet Organizers, Granite Counters, Open Floorplan, See Remarks		

**Inclusions:** all furnishings, housewares and linens includes

Tourist Zoned One Bedroom Unit in the Grande Rockies Resort! Flexible zoning allows for full time living or short term rentals. Open concept fully furnished unit featuring engineered hardwood flooring, granite countertops, stainless steel appliances and a cozy fireplace accenting the living area. The Grande Rockies Resort is a stylish and sophisticated building with plenty of amenities including a welcoming lobby, Grande Restaurant & Bar, a fitness area plus indoor/outdoor hot tub, indoor pool and waterslide. The building is complete with heated underground parking. Convenient location walking distance of many of Canmore's attractions including shopping and dining plus numerous walking and biking trails.