



202B, 1 industrial Place  
Canmore, Alberta

MLS # A2270964



**\$549,900**

<b>Division:</b>	Larch		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Loft/Bachelor/Studio		
<b>Size:</b>	559 sq.ft.	<b>Age:</b>	2022 (3 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Parking Pad		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard	<b>Water:</b>	-
<b>Floors:</b>	Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Metal	<b>Condo Fee:</b>	\$ 375
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Metal Frame, Mixed, Stone	<b>Zoning:</b>	EHD
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Closet Organizers, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Storage, Vaulted Ceiling(s)		

**Inclusions:** All furniture

Welcome to this stylish and highly functional loft-style unit located in the heart of Canmore. Thoughtfully designed and fully furnished, this contemporary retreat blends comfort, convenience, and mountain-town charm. Step inside to an open, airy layout featuring sleek stainless-steel appliances and an abundance of cabinet space to keep everything organized. The unit also includes a European-style in-suite washer/dryer, adding exceptional everyday convenience. A covered private deck extends the living space outdoors, perfect for relaxing and taking in the fresh mountain air year-round. This property offers outstanding amenities, including secured bike storage, individual storage lockers, and the added benefit of industrial-grade laundry machines onsite for larger loads. Perfectly situated, the location is a standout: walking distance to downtown Canmore and just moments from shopping, transit, nature trails, the golf course, and the area's endless outdoor recreation.