



GRASSROOTS
REALTY GROUP

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**322, 901 Mountain Street
Canmore, Alberta**

MLS # A2276157



\$682,500

Division:	Bow Valley Trail		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	538 sq.ft.	Age:	2010 (15 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade, Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	In Floor, Natural Gas	Water:	-
Floors:	Laminate, Slate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 568
Basement:	-	LLD:	-
Exterior:	Metal Frame, Stone	Zoning:	BVT G-21 Tourist Home Ren
Foundation:	Poured Concrete	Utilities:	-
Features:	Elevator, Granite Counters, No Animal Home, Recreation Facilities, See Remarks		

Inclusions: all furnishings, housewares, electronics, artwork, window coverings

This inviting 1 bedroom, 1 bath condo offers a smart 528 sq ft layout filled with light and unforgettable mountain views of the iconic Three Sisters. Located in Grande Resort, you'll love the effortless walk to downtown shops, restaurants, and the river, plus easy access to nearby biking and walking trails. After a day of adventure, unwind in the indoor/outdoor hot tub, splash around in the indoor pool with waterslide, or let the little ones enjoy the dedicated kiddie pool. With an onsite restaurant, spa, and fitness room, the resort delivers a true getaway experience for both owners and guests. The cozy gas fireplace creates the perfect place to relax, while the covered deck is ideal for soaking in sunset views over the Three Sisters. A rare bonus, this 1 bedroom unit shares a common foyer with its adjoining 2 bedroom neighbor (also being listed), offering the unique opportunity to combine both into a 3 bedroom, 3 bath retreat. Zoned as a Tourist Home, this property provides exceptional flexibility for short- or long-term rentals—making it a versatile mountain escape and a smart investment all in one.