



GRASSROOTS
REALTY GROUP

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**108, 1717 Bow Valley Trail
Canmore, Alberta**

MLS # A2277485



\$868,350

Division:	Bow Valley Trail		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	760 sq.ft.	Age:	2026 (0 yrs old)
Beds:	2	Baths:	2
Garage:	Additional Parking, Parkade, Parking Lot, Unassigned		
Lot Size:	0.00 Acre		
Lot Feat:	Views		

Heating:	Fireplace(s), Natural Gas	Water:	Public
Floors:	Tile, Vinyl Plank	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	\$ 780
Basement:	-	LLD:	-
Exterior:	Mixed	Zoning:	Visitor Accommodation
Foundation:	Poured Concrete	Utilities:	-
Features:	Open Floorplan		

Inclusions: na

Nestled amidst the stunning Rocky Mountains, Alpine seamlessly blends rustic charm with modern luxury, creating a unique retreat for all seasons. This four-story boutique building features a variety of living options, from cozy studio suites to spacious 1-, 2-, and 3-bedroom condos, each thoughtfully designed to foster a vibrant community. With its striking contemporary A-Frame architecture, Alpine offers breathtaking panoramic mountain views, modern amenities, and a rooftop patio complete with saunas and spas. Developed by Highpoint Developments, this property is ideal for personal getaways or as a lucrative investment opportunity through platforms like Airbnb and VRBO. Committed to excellence in owner and guest satisfaction, Alpine promises a sophisticated alpine lifestyle with the potential for significant rental income. Highpoint Developments has a proven track record with successful projects across Canada, including the sold-out Ascent Canmore and Cascade Canmore. Experience the perfect balance of nature and luxury at Alpine Canmore. ****LIST PRICE INCLUDES GST WHICH MAY BE DEFFERABLE, PLEASE CONTACT YOUR ACCOUNTANT TO DISCUSS****