



**GRASSROOTS**  
REALTY GROUP

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306, 1151 Sidney Street  
Canmore, Alberta

MLS # A2181737



**\$72,900**

<b>Division:</b>	Bow Valley Trail		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment		
<b>Size:</b>	909 sq.ft.	<b>Age:</b>	2001 (24 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Parkade		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Laminate, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 1,750
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Wood Frame, Wood Siding	<b>Zoning:</b>	BVT-G20
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Granite Counters, Kitchen Island, Open Floorplan, Recreation Facilities		

**Inclusions:** N/A

Experience the beauty of Canmore with this 7-week fractional ownership opportunity at the Sunset Resort, Rotation H. This south-facing 2-bedroom, 1 bathroom condo features a private balcony offering panoramic mountain views, perfect for enjoying your morning coffee or unwinding after a day of adventure. Thoughtfully renovated, this unit includes quartz countertops, upgraded flooring, stainless steel appliances, and modern furnishings, blending mountain charm with contemporary style. Ownership provides 3 peak weeks and 4 floating weeks annually, giving you the ideal mix of prime vacation time and flexibility. As part of the Paradise Resort Club, you'll also have access to the nearby water park and indoor-outdoor hot tubs, enhancing your mountain retreat experience. Whether you're hitting the trails, skiing the slopes, or simply relaxing in luxury, this property delivers it all. Don't miss your chance to own a piece of the Rockies