



**2B, 409 Marten Street
Banff, Alberta**

MLS # A2192028



\$748,800

Division:	NONE		
Type:	Residential/Other		
Style:	2 Storey		
Size:	1,520 sq.ft.	Age:	1996 (29 yrs old)
Beds:	3	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	Views		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 948
Basement:	None	LLD:	-
Exterior:	Wood Frame	Zoning:	RCR
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Open Floorplan, See Remarks, Vaulted Ceiling(s)		

Inclusions: n/a

Discover your dream home in this centrally located, quiet top-floor townhouse, offering 3 spacious bedrooms across 1520sqft. This 2-level residence boasts exceptional open vaulted living spaces, great views and beautiful natural light and sun. On the main level, you'll find 2 well-sized bedrooms, a 4-piece bathroom plus an open kitchen with a gas stove, undercounter lighting and eating bar. The kitchen opens to the dining and living rooms that feature a gas fireplace along with a bonus relaxing space in the sun with a wall of windows and skylights above. A balcony to enjoy the afternoon sun complete this level. The upper level features a large primary bedroom, luxurious 4-piece bath with separate steam shower and tub, abundant storage and large laundry room. Additional highlights include recent paintwork on much of the unit, 2 underground parking stalls along with a substantial private storage room in the parkade. Don't miss the opportunity to own this exceptional property!