



**GRASSROOTS**  
REALTY GROUP

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**421 Stewart Creek Close  
Canmore, Alberta**

**MLS # A2193425**



**\$2,275,000**

<b>Division:</b>	Three Sisters		
<b>Type:</b>	Residential/House		
<b>Style:</b>	3 (or more) Storey		
<b>Size:</b>	2,036 sq.ft.	<b>Age:</b>	2018 (7 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Attached, Driveway		
<b>Lot Size:</b>	0.12 Acre		
<b>Lot Feat:</b>	Back Yard, Low Maintenance Landscape, No Neighbours Behind, Private, Vie		

<b>Heating:</b>	In Floor, Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full, Walk-Up To Grade	<b>LLD:</b>	-
<b>Exterior:</b>	Cement Fiber Board, Stucco, Wood Frame	<b>Zoning:</b>	R1B
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Primary Downstairs, Quartz Counters, Separate Entrance, Skylight(s), Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In Closet(s)		
<b>Inclusions:</b>	n/a		

Stunning Custom-Built Home Backing Onto Stewart Creek Golf Course Nestled on a quiet street and surrounded by nature, this exceptional custom-built home offers the perfect blend of luxury and tranquility. With walking and biking paths leading directly into downtown Canmore, this property is ideally situated for both adventure and relaxation. Step inside to soaring vaulted wood ceilings and floor-to-ceiling windows that flood the space with natural light and breathtaking mountain views. The open-concept floor plan creates an inviting atmosphere, perfect for entertaining or unwinding after a day in the Rockies. The chefs kitchen boasts an extra wall of cabinetry, a built-in appliance package, and a gas cooktop, making meal prep a delight. Upstairs, you will find 3 spacious bedrooms, including a primary suite with a 5-piece ensuite featuring a large tiled shower, soaker tub, and access to a private deck with stunning views. The lower level offers a large family room along with a games room, a four-piece bath, and an additional bedroom with separate entry ideal for guests or potential rental opportunities. The spacious double attached garage provides plenty of room for all of your mountain toys, from bikes and skis to kayaks and hiking gear.