



**GRASSROOTS**  
REALTY GROUP

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**507 Cougar Street  
Banff, Alberta**

**MLS # A2206887**



**\$795,000**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/Other		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,530 sq.ft.	<b>Age:</b>	1974 (51 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	1 full / 1 half
<b>Garage:</b>	Off Street		
<b>Lot Size:</b>	0.04 Acre		
<b>Lot Feat:</b>	Landscaped		

**Heating:** Forced Air

**Floors:** Carpet, Hardwood, Laminate, Linoleum

**Roof:** Asphalt

**Basement:** None

**Exterior:** Stucco, Wood Frame, Wood Siding

**Foundation:** Poured Concrete

**Features:** Vaulted Ceiling(s)

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** RCR

**Utilities:** -

**Inclusions:** N/A

Visit REALTOR® website for additional information. Charming 4-Bedroom Townhouse in a Prime Location! This spacious townhouse offers over 1,500 sq. ft. of living space across three floors in a family-friendly neighborhood, just minutes from schools, shopping, and the town center. Inside, you'll find four large bedrooms, a full bath, a half-bath, and a versatile loft ideal as an extra bedroom, family room, or studio. The private fenced deck and garden are perfect for relaxing or entertaining.