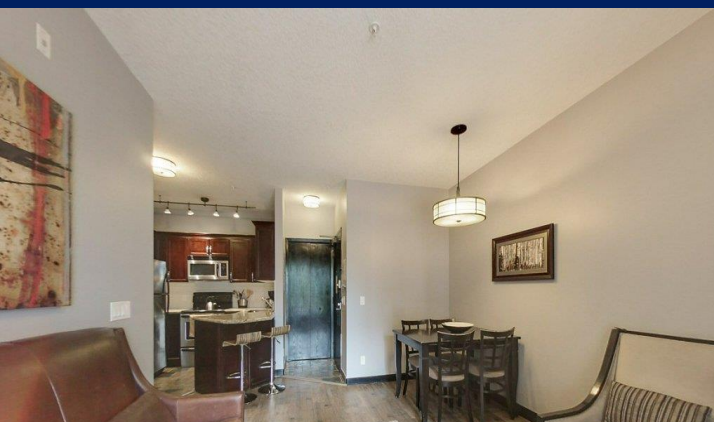




239-901 Mountain St

Tourist Home Zoned 2BR/2Bth - Revenue, Location, Flexibility

Coldwell Banker Rockies Realty



\$570,476+GST



Open Concept Main Living Area



Bedrooms

2



Bathrooms

2



Fin. Sq.Ft

690



Separate Dining Area

Couch Becomes A Pull-Out Bed



Fully Equipped Kitchen For All Your Culinary Tastes



In-Suite Laundry

This turnkey, fully equipped 2BR/2Bth unit in highly sought after Grand Rockies Resort checks all the boxes.. easy walking distance to shops, restaurants and trails, great amenities onsite, good revenue generation and the flexibility of tourist home zoning to allow full time living, long or short term renting. Ideal as a personal retreat or for remote live/work scenarios. Rent through a managed rental program or self manage through Airbnb, VRBO, etc. Take a virtual tour then contact your Associate for a private viewing. Mountain luxury awaits !

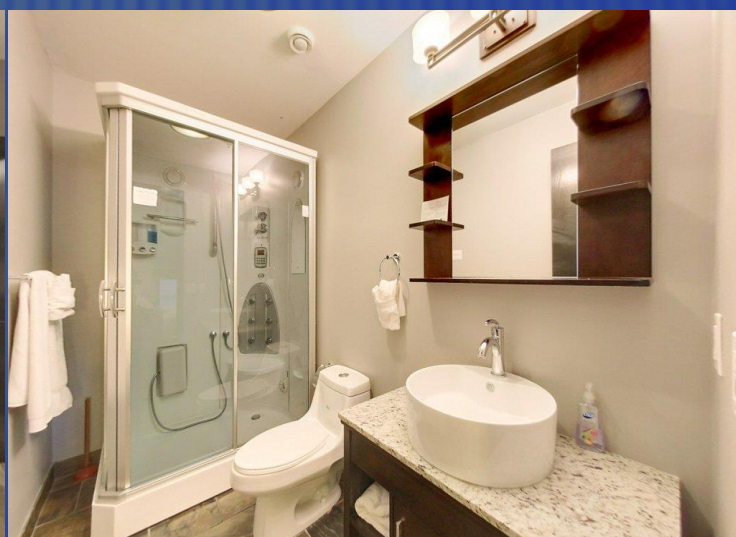
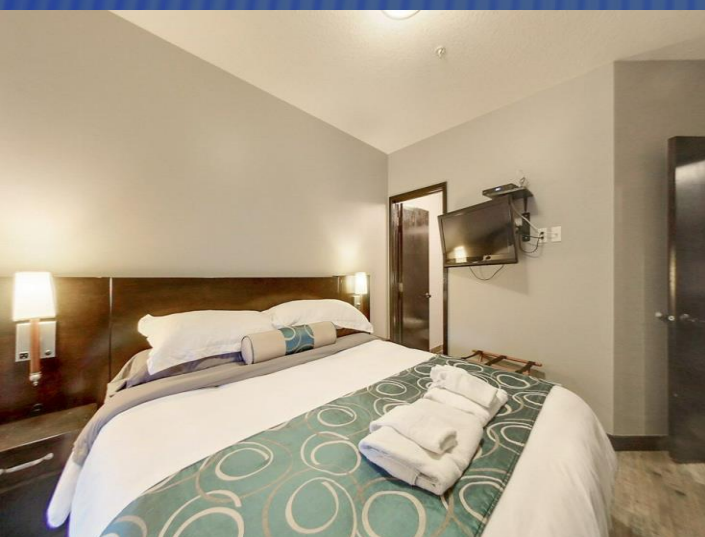
Virtual Tour: https://youriguide.com/239_mountain_street_canmore_ab



Year Built
2010



PCS # 39175
MLS # A1098332



Spacious Master Bedroom & Ensuite



Second Bedroom

Relax On Your Deck After A Day In The Mtns



TOTAL FIN. SQFT = 690
TOTAL INT. ABOVE GRADE SQFT= 690

Property Tax (2020)= \$3,184
 Condo Fees = \$609.10



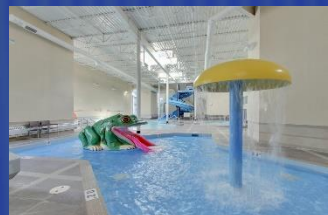
Fitness Room



Indoor Pool With Waterslide



Indoor/Outdoor Hottub



Kiddie Pool



Robert Karg
 Associate Broker/ Owner
 C: (403) 678-7568
 E: rob@ownthemountains.com

104-512 Bow Valley Trail
 Canmore, AB T1W 1N9

Kathy Corless
 Broker/Owner
 C: (403) 678-3862
 E: kathy@rokaproperties.ca