



## 1061 Evergreen Circle Canmore Alberta

\$975,000

Location! Location! Nestled in the serene forest above Canmore, this gem in desirable Rundlevue offers the perfect blend of tranquility and convenience. With ski-in/ski-out access to the Nordic Centre, trails in every direction, and Quarry Lake as your neighbor, adventure is always at your doorstep. WALKABLE to downtown for all your amenities. This upgraded 3-bedroom, 3-bathroom townhouse boasts majestic, unobstructed mountain views from two front decks and a large, new back deck overlooking a lush, forested green space. Inside, enjoy the charm of a wood-burning river stone fireplace, hardwood floors, and an open-concept design. The kitchen shines with upgraded stainless steel appliances, including a gas range, while the spacious lower family room (which could easily be converted to a FOURTH BEDROOM) and a GEAR ROOM we all dream of, to cater to all your needs. Wake up to the magical view of Rundle from your primary bedroom every morning. Whether for full-time living or a weekend escape, this is mountain living at its finest! (id:6769)

2pc Bathroom 5.00 Ft x 5.67 Ft

Dining room 13.92 Ft x 8.00 Ft

Kitchen 17.08 Ft x 10.25 Ft

Living room 17.08 Ft x 13.83 Ft

3pc Bathroom 5.08 Ft x 8.50 Ft

4pc Bathroom 4.92 Ft x 8.50 Ft

Bedroom 8.33 Ft x 10.58 Ft

Bedroom 8.33 Ft x 14.25 Ft

Primary Bedroom 15.08 Ft x 11.83 Ft

Foyer 7.33 Ft x 8.08 Ft

Recreational, Games room 9.08 Ft x 18.92 Ft

Storage 16.75 Ft x 11.58 Ft

Listing Presented By:

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