



## 12 Exshaw Mountain Gateway Exshaw Alberta

\$388,395

Exshaw Mountain Gateway Single Family Home Lot. This is a rare opportunity to own a single-family lot in the heart of the Rockies. Only 13 of the total 29 lots in Phase 1 are still available. Exshaw Mountain Gateway offers a one-of-a-kind chance to build on a unique property in this exceptional mountain community. Just 15 minutes from Canmore, and 40 minutes from Cochrane down the 1A, this property combines the tranquility of a small mountain town with easy access to nearby amenities. Picture yourself living surrounded by stunning mountain views right outside your door. Whether it's cycling, skiing, mountain biking, fishing or hiking, adventure is just moments away. Additionally, these properties offer the potential to build revenue-generating suites for long-term or short-term rentals (Airbnb style). (id:6769)

Listing Presented By:



Originally Listed by:  
CENTURY 21 NORDIC REALTY

<http://www.canmorehomes.com>



**Alpine Realty**

104 - 709 Main Street, Canmore,  
Alberta, T1W 2B2

Phone: 1 (403) 678-5890  
[admin@alpinerealty.ca](mailto:admin@alpinerealty.ca)

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.