



1200 2nd Avenue Canmore Alberta

\$699,000

Introducing a rare Canmore gem - a brand new, high visibility commercial space with an eye-catching design. At 812 sq ft, this modern, funky boutique space is all about the natural light. The space is encased in floor-to-ceiling windows on 3 walls. The south end of the room features expansive wall openings unifying the indoor and outdoor spaces. With geothermal heating and cooling ensuring year-round comfort and low utility bills. Abundant street parking is important for client convenience, and is situated directly on the town's bustling walk and bike pathway. The location ensures constant foot traffic and exposure along busy Bow Valley Trail, in the rejuvenating neighbourhood of Teepee Town. The outdoor space is a standout feature, with a covered patio area, perfect for al fresco meetings or enticing passersby. Whether you envision a trendy cafe, a bustling office, an eclectic gallery or a chic retail outlet, the possibilities are endless. Disclosure: Seller is a licensed real estate agent in the Province of Alberta, with RE/MAX Alpine Realty. (id:6769)

Listing Presented By:



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<http://www.jessicastoner.ca/>



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