



# 131 Krizan Bay Canmore Alberta

\$1,550,000

Located in the mature area of Three Sisters Mountain Village in the private cul de sac of Krizan Bay, this 4 bedroom, 4 bath 1/2 duplex is a great property for a full time resident or a second home owner. With 2300+ square feet of living space over 3 levels there is room for everyone. A spacious entry leads to rec room, large bedroom and bathroom. Up one level is the open concept living space with big views of Lady MacDonald Mtn. The living room is cozy with an impressive riverstone rock fireplace, the kitchen invites gathering around the island and the laundry room is conveniently located beside the kitchen. Away from the main living area is the primary bedroom and ensuite bath. Leading from the kitchen is access to the back deck and beautiful private yard with firepit, municipal reserve and walking trails. The upper level has the 2 final bedrooms and bathroom. Three Sisters Mountain Village provides access to biking, hiking trails, the Stewart Creek golf course and Lady of the Snow Catholic school. This property is not to be missed. (id:6769)

4pc Bathroom 6.92 Ft x 8.00 Ft

Bedroom 11.25 Ft x 9.83 Ft

Bedroom 11.42 Ft x 10.08 Ft

4pc Bathroom 5.92 Ft x 10.67 Ft

Bedroom 11.17 Ft x 12.75 Ft

Recreational, Games room 12.50 Ft x 15.42 Ft

Furnace 11.17 Ft x 9.33 Ft

2pc Bathroom 5.00 Ft x 4.67 Ft

4pc Bathroom 5.92 Ft x 9.50 Ft

Dining room 11.17 Ft x 9.75 Ft

Kitchen 11.50 Ft x 13.92 Ft

Laundry room 7.00 Ft x 5.25 Ft

Living room 13.00 Ft x 19.08 Ft

Primary Bedroom 11.58 Ft x 13.17 Ft

Listing Presented By:



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RE/MAX ALPINE REALTY

<http://karengreene.ca>



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