



412 Riva Heights Canmore Alberta

\$1,038,000

Mountain luxury in the heart of Three Sisters. Unparalleled landscapes. Unrivalled recreational opportunities. A remarkable home at the centre of it all. This 2 bed, 2.5 bath gem truly inspires as a gathering place from which you, your family & your closest friends can experience the best of the Bow Valley. A home where a rare combination of rigorous attention to detail & genuine value are apparent at every turn. On entry, ample space, from oversized garage, closet & generous storage offer a place for everything, seeing gear tucked away ready for another mountain adventure. Up a bright stairway, the primary living level is enjoyed within as much as outside where sunbathed decks front & rear share the same bright nature as indoors. A fireplace creates a warm focal point. The modern finishes of the kitchen will not go unnoticed & when positioned alongside the dining area a space is created which is ideal for entertaining. On the top floor, 2 bedrooms allow privacy for all, where master and ensuite bath are a restful retreat, with second bath the additional bedroom. Overlooking a park & large greenspace, this property offers immediate access to biking & hiking trails & is a short walk to the off-leash dog park, disc golf, tobogganing, children's playground, Stewart Creek Golf Course, restaurants, groceries, Roam transit, a K through 12 school & the shortest commute to Calgary from Canmore. In a well-managed complex, this stunning alpine townhome could be your Rocky Mountain retreat. This property is easy to show, with furniture available on request. (id:6769)

- Primary Bedroom 16.75 Ft x 12.83 Ft
- Bedroom 11.17 Ft x 9.50 Ft
- Loft 12.00 Ft x 7.42 Ft
- 3pc Bathroom 7.67 Ft x 4.75 Ft
- 4pc Bathroom 7.67 Ft x 4.75 Ft
- Storage 11.00 Ft x 11.00 Ft
- Living room 13.92 Ft x 10.75 Ft
- Dining room 11.42 Ft x 7.17 Ft
- Kitchen 16.92 Ft x 12.00 Ft
- 2pc Bathroom 4.92 Ft x 4.92 Ft

Listing Presented By:



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RE/MAX Alpine Realty

<http://canmorealestateagent.com/>



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