



901 Benchlands Trail Canmore Alberta

\$919,000

Welcome to your dream townhome nestled in the heart of Eagle Terrace, where family-friendly living meets outdoor enthusiasts' paradise! This meticulously maintained 2-bedroom, plus flex room townhouse boasts an unbeatable location and an array of modern amenities perfect for today's lifestyle. Step inside and be greeted by an abundance of natural light streaming through the windows, illuminating the open-concept living space. The unit has undergone a professional renovation in recent years, featuring sleek and contemporary finishes throughout, including vinyl plank flooring that offers both durability and style. The heart of the home is the renovated kitchen, equipped with stainless steel appliances, making meal prep a breeze. Imagine savoring your morning coffee or hosting intimate gatherings in the adjacent dining area, with Three Sisters mountain views from the back deck. Upstairs, you'll find two spacious bedrooms, offering comfortable retreats for rest and relaxation. The Jack and Jill bathroom provides convenience and privacy, while the flex space downstairs offers versatility, whether you need a home office, gym, or guest room. One of the highlights of this property is its proximity to outdoor amenities. Just steps away, you'll find the best playground, tobogganing hill, and soccer field in town, perfect for endless hours of family fun. And for outdoor enthusiasts, the Montane & Horseshoe trail system is right out the front door, offering endless opportunities for mountain biking and trail running adventures. After a day of exploration, drop your gear in the sizeable single car garage and take to the back patio or deck, surrounded by the privacy of mature trees and take in the fresh air and views. Brand new, green certified, triple pane windows are scheduled for installation in June of 2024, an upgrade that has been pre-paid by the S...

Listing Presented By:



Originally Listed by:
RE/MAX Alpine Realty

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



Alpine Realty

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

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

3pc Bathroom 4.08 Ft x 9.42 Ft

Other 16.00 Ft x 7.83 Ft

Foyer 11.42 Ft x 5.83 Ft

Laundry room 5.25 Ft x 6.92 Ft

Bonus Room 7.42 Ft x 15.33 Ft

2pc Bathroom 3.75 Ft x 7.58 Ft

Furnace 9.42 Ft x 3.92 Ft

4pc Bathroom 4.83 Ft x 7.42 Ft

2pc Bathrooms 12.00 Ft x 8.07 Ft

Bedroom 16.00 Ft x 11.00 Ft

Dining room 12.00 Ft x 8.07 Ft

Primary Bedroom 15.00 Ft x 15.00 Ft

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Living room 9.67 Ft x 15.33 Ft