

# \$1,128,750 - 103, 121 Kananaskis Way, Canmore

MLS® #A2217061

**\$1,128,750**

2 Bedroom, 3.00 Bathroom, 1,009 sqft

Residential on 0.00 Acres

Bow Valley Trail, Canmore, Alberta

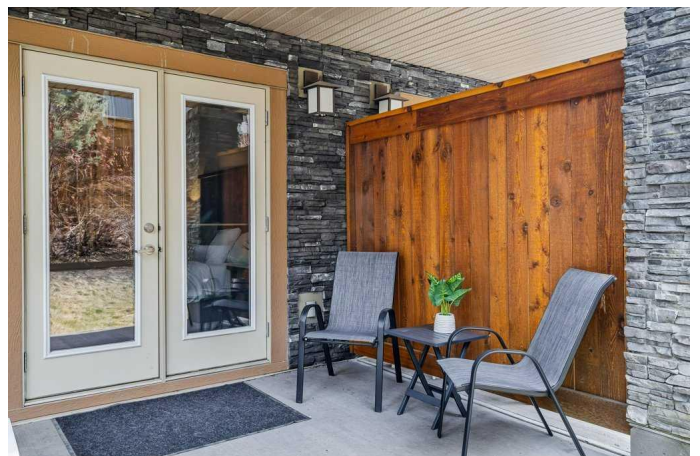
Enjoy the warm afternoon sun from one of 2 SW patioâ€™s surrounded by attractive mountain architecture and clear views of the west end of Mt. Rundle through the trees! This is one of the most peaceful and quiet locations in the neighborhood! This spacious 2 story townhouse property has direct access to your vehicle and storage room. The entry level has a half bath, cozy living area, bright dining area and fully equipped kitchen with granite counter tops. Downstairs there are 2 large bedrooms each with their own ensuite and own direct outside access. The 18 foot long bedroom has both a twin bunk and king bed accommodating sleeping for 8 people in total (similar to most 3 bedrooms). Income should be strong and part way between a 2 bedroom and 3 bedroom! Amenities include a hot tub & fitness room only a 10 second walk away. The reserve fund is really healthy meaning your investment is secure and the condo fee is relatively low. Ideally located just steps from the Shops of Canmore, Spring Creek and everything downtown Canmore has to offer. This is a fantastic opportunity to own property & generate strong income on Airbnb!

Built in 2006

## Essential Information

MLS® # A2217061

Price \$1,128,750



Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,009
Acres	0.00
Year Built	2006
Type	Residential
Sub-Type	Row/Townhouse
Style	Townhouse
Status	Active

### **Community Information**

Address	103, 121 Kananaskis Way
Subdivision	Bow Valley Trail
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T1W 2X2

### **Amenities**

Amenities	Fitness Center, Parking, Spa/Hot Tub, Storage
Utilities	Cable Connected, Electricity Not Paid For, Heating Paid For, Natural Gas Paid
Parking Spaces	1
Parking	Carport

### **Interior**

Interior Features	Open Floorplan, Recreation Facilities, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Microwave, Refrigerator, Washer/Dryer Stacked
Heating	Fireplace(s), Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4
Has Basement	Yes
Basement	Full, Walk-Out

**Exterior**

Exterior Features	Barbecue
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Concrete, Stone, Stucco, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 1st, 2025
Days on Market	13
Zoning	Hotel Condo

**Listing Details**

Listing Office	Coldwell Banker Lifestyle
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