



GRASSROOTS
REALTY GROUP

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**304, 140 stone creek Road
Canmore, Alberta**

MLS # A2215673



\$2,175,000

Division:	Silvertip		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	2,696 sq.ft.	Age:	2004 (21 yrs old)
Beds:	3	Baths:	3
Garage:	Garage Door Opener, Secured, Stall, Underground		
Lot Size:	-		
Lot Feat:	Backs on to Park/Green Space, Cul-De-Sac, Low Maintenance Landscape, O		

Heating:	Forced Air	Water:	-
Floors:	Hardwood, Slate, Tile	Sewer:	-
Roof:	Tile	Condo Fee:	\$ 1,185
Basement:	-	LLD:	-
Exterior:	Concrete, Stone	Zoning:	R4
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Closet Organizers, Double Vanity, French Door, Granite Counters, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Storage		
Inclusions:	NA		

Experience the height of luxury in this 2,696 sq ft penthouse; Canmore's premier concrete-built residence. This 3+ bedroom, 3-bath home offers picturesque mountain and forest views in a quiet and serene setting along with two expansive balconies including one off the primary suite. The recently renovated chef-inspired kitchen features high-end appliances, stone counters and a walk-in pantry, flowing into a spacious living area with a stunning gas fireplace. Two primary retreats offer spa-like ensuites and walk-in closets. Additional highlights include a flexible dining/den space, steam shower, large laundry room, two heated underground parking stalls, and a massive 200 sq ft private storage unit. Sophisticated mountain living starts here—welcome to a life elevated