



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

910 Main Street
Canmore, Alberta

MLS # A2274917



\$2,390,000

Division: South Canmore

Type: Residential/House

Style: 2 Storey

Size: 3,089 sq.ft. **Age:** -

Beds: 5 **Baths:** 3

Garage: Off Street

Lot Size: 0.16 Acre

Lot Feat: Rectangular Lot

Heating: Forced Air, Natural Gas

Floors: Carpet, Linoleum, Tile, Wood

Roof: Asphalt

Basement: Full

Exterior: Other, Wood Frame

Foundation: Poured Concrete

Features: Built-in Features, Open Floorplan, See Remarks, Soaking Tub, Walk-In Closet(s)

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R2

Utilities: -

Inclusions: Appliances in "as is" condition

Located at the end of Main Street, this 6,821 sq ft lot with ~75 Main St frontage offers an exceptional opportunity just steps from downtown and within easy walking distance to Riverside Park, the Bow River, and the extensive trail system. The adjoining property at 906 Main St is for sale as well. The well positioned 3,000+ sq ft home features five bedrooms and three full bathrooms, with a flexible layout ideal for families, investors, or shared living arrangements. Multiple separate living areas allow for excellent roommate potential, while bonus attic and lower-level spaces provide added versatility for recreation, storage, or home office use. The property is situated within the Transition Zone under the newly approved Area Redevelopment Plan adopted by the Town of Canmore in July 2025, offering long-term redevelopment and use potential. A rare combination of central location, generous lot size, and future planning upside in one of Canmore's most desirable neighbourhoods. A prime opportunity to secure a central, walkable property with lifestyle appeal today!