



401, 1505 Spring Creek Gate  
Canmore, Alberta

MLS # A2305730



**\$1,499,000**

<b>Division:</b>	Spring Creek		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Penthouse		
<b>Size:</b>	1,315 sq.ft.	<b>Age:</b>	2025 (1 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	In Floor, Geothermal	<b>Water:</b>	-
<b>Floors:</b>	Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 1,002
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Composite Siding, Silent Floor Joists, Stucco, Wood Frame	<b>Zoning:</b>	DC-SCMV-C
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), Low Flow Plumbing Fixtures, Open Floorplan, Quartz Counters, Recreation Facilities, Soaking Tub, Vaulted Ceiling(s), Wood Windows		
<b>Inclusions:</b>	TV Wall mount above fireplace		

BRAND NEW PENTHOUSE IN SPRING CREEK!! This new Black Swift Lodge penthouse is ready for possession. Bathed in natural light with great mountain views this mountain-modern condominium features an open concept living, wide-plank hardwood flooring throughout, a large galley style gourmet kitchen with stainless appliances, quartz counters with loads of prep space, and a generous cabinet count. The efficient floorplan separates the two bedrooms on opposite sides of the condo providing additional privacy. The primary bedroom features a walk-in closet with upgraded wood shelving and an inviting 5-piece ensuite complete with large stand alone soaking tub. The generous loft is ideal for families, or extra flex space. Black Swift Lodge features a great corner exercise room on the main level, and a lovely common hot tub in the landscaped courtyard. Located very near the Spring Creek Plaza with the conveniences of the new Bridgette Bar restaurant, Rusticana market, and another restaurant to open very soon, and easy access to the path network along the creeks as you take a short stroll to Main Street Canmore.