



GRASSROOTS

REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

621, 107 Armstrong Place
Canmore, Alberta

MLS # A2318877



\$699,000

Division:	Three Sisters		
Type:	Residential/Five Plus		
Style:	Townhouse-Stacked		
Size:	1,100 sq.ft.	Age:	2005 (21 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	Low Maintenance Landscape, Views		

Heating: Hot Water

Water: -

Floors: Laminate, Tile, Wood

Sewer: -

Roof: Asphalt Shingle

Condo Fee: \$ 857

Basement: None

LLD: -

Exterior: Other, Stone, Wood Siding

Zoning: R3

Foundation: Poured Concrete

Utilities: -

Features: Breakfast Bar, Built-in Features, Closet Organizers, Granite Counters, High Ceilings, Open Floorplan, See Remarks, Skylight(s), Vaulted Ceiling(s), Walk-In Closet(s)

Inclusions: N/A

Two bedroom plus loft townhouse with underground parking. Perfectly positioned alongside Stewart Creek Golf Course, this mountain retreat offers a thoughtfully designed two level floor plan with two bedrooms, two bathrooms, and a spacious loft, ideal for a home office, or additional living space. The well appointed kitchen showcases granite countertops and stainless steel appliances. The open concept dining and living areas are highlighted by a cozy fireplace and peaceful forest views. Step outside to the sun soaked patio where mountain views provide the perfect backdrop for relaxing after a day of adventure. The covered, built-in BBQ area with granite countertop is perfect for year-round grilling. Granite finishes continue throughout the home, while heated hardwood and ceramic tile flooring add warmth and sophistication. Additions like a power blind for the floor-to-ceiling window, new fixtures throughout, and built-in closet cabinetry finish the space perfectly. The primary suite offers an oasis with walk-in closet, fireplace, and private balcony. Included are two underground parking stalls and secure storage with ample space for all your mountain essentials. With direct access to Canmore's renowned trail network, this property delivers the ultimate blend of comfort, convenience, and mountain living.