



GRASSROOTS
REALTY GROUP

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104D, 1101 Three Sisters
Canmore, Alberta

MLS # A2323597



\$1,175,000

Division:	Three Sisters		
Type:	Residential/Five Plus		
Style:	3 (or more) Storey		
Size:	1,694 sq.ft.	Age:	2019 (7 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.03 Acre		
Lot Feat:	Backs on to Park/Green Space, Low Maintenance Landscape, Views		

Heating:	In Floor, Fireplace(s), Forced Air	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 540
Basement:	None	LLD:	-
Exterior:	Composite Siding, Stone, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Recessed Lighting, Separate Entrance, Storage, Walk-In Closet(s)		
Inclusions:	NA		

An exceptional 3-bed, 3-bath end-unit townhome nestled at the base of the iconic Three Sisters Mountains and overlooking the prestigious Three Sisters Golf Course. Offering over 1,800 sq ft. of thoughtfully designed living space, this home perfectly blends modern comfort with the breathtaking beauty of the Canadian Rockies. The open-concept floor plan is designed for effortless living and entertaining, featuring a contemporary kitchen complete with sleek quartz countertops, stainless steel appliances, ample cabinetry, and a spacious island that seamlessly connects the kitchen, dining, and living areas. Anchoring the living room is a cozy stone fireplace, creating the perfect place to unwind after a day in the mountains while extending the inviting atmosphere onto a spacious deck. The generous primary retreat offers a peaceful escape, complete with a walk-in closet and a private 4-piece ensuite. Two additional well-sized bedrooms and a beautifully appointed main bath provide plenty of space for family and guests. As an end unit, the home is filled with natural light, and every window showcases incredible mountain views, immersing you in the beauty of Canmore from every angle. * Please note photos are from the properties prior listing.