



111, 170 Crossbow Place  
Canmore, Alberta

MLS # A2324845



**\$699,000**

<b>Division:</b>	Three Sisters		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	1,397 sq.ft.	<b>Age:</b>	2004 (22 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Parkade		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	In Floor	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 1,030
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Vinyl Siding, Wood Siding	<b>Zoning:</b>	R3
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Granite Counters, Open Floorplan, Walk-In Closet(s)		

**Inclusions:** N/A

Freshly painted two bedroom plus den apartment. Discover mountain living at its finest in this two bedroom plus den, two bathroom home nestled in the heart of Three Sisters Mountain Village. Thoughtfully designed with the convenience of single level living, this residence features an open concept kitchen that flows seamlessly into the spacious dining and living area, anchored by a cozy fireplace. Step onto your private deck and take in the breathtaking mountain views, creating the perfect setting for morning coffee or evening relaxation. The generous primary bedroom offers a private ensuite, while the second bedroom and den plus full bathroom provide comfortable accommodations for guests or a home office. Enjoy the convenience two parking stalls and additional storage for all your mountain gear. Owners enjoy access to an amenities building featuring a fitness centre, games room and hot tub. Ideally located just steps from scenic trails, the Bow River, and Stewart Creek Golf Course.