



GRASSROOTS
REALTY GROUP

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215, 300 Palliser Lane
Canmore, Alberta

MLS # A2328466



\$579,000

Division:	NONE		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	726 sq.ft.	Age:	2009 (17 yrs old)
Beds:	2	Baths:	1
Garage:	Assigned, Guest, Off Street, Outside, Parkade, Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	In Floor, Natural Gas	Water:	-
Floors:	Ceramic Tile, Wood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 500
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	R4
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Chandelier, Granite Counters, Open Floorplan, Soaking Tub		
Inclusions:	NA		

This beautifully appointed 1+den unit is located in a well-maintained building looking onto greenspace with stunning mountain views. Only a short walk or bike ride to downtown, take full advantage of the paved path system and convenient Roam transit. This bright and spacious open concept floor plan features a large granite eating bar, in-suite laundry and a spacious den with ample room for a full-time 2nd bedroom. Generously sized, the covered patio is the perfect spot to take in those glorious sunny views – Enjoy two assigned parking stalls, one in the parkade and the other outdoors, along with a large storage locker. Additional amenities include a cozy seating area/library nook, exercise room, and communal workshop. This building is pet friendly with a dog park close by.