



GRASSROOTS
REALTY GROUP

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104, 110 Beaver Street
Banff, Alberta

MLS # A2336426



\$615,000

Division:	NONE		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	699 sq.ft.	Age:	1993 (33 yrs old)
Beds:	2	Baths:	1
Garage:	Stall, Underground		
Lot Size:	0.02 Acre		
Lot Feat:	-		

Heating:	Baseboard, Hot Water	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 521
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	RCM
Foundation:	-	Utilities:	-
Features:	See Remarks		

Inclusions:	N/A
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Welcome to this 2-bedroom condo ideally located just minutes from downtown. Offering the perfect blend of comfort, convenience, and lifestyle, this bright and inviting home features large windows that fill the unit with natural light. The functional floor plan provides comfortable everyday living, while the well-appointed kitchen opens seamlessly to the dining and living areas, making it perfect for entertaining or relaxing after a busy day. Enjoy the convenience of being within walking distance to shops, restaurants, cafes, parks, and all the amenities downtown has to offer. Whether you’re a first-time buyer, downsizer, or investor this condo presents an excellent opportunity to own in a highly desirable location. Don’t miss your chance to enjoy carefree living close to the heart of the community.