

# \$770,000 - 221, 186 Kananaskis Way, Canmore

MLS® #A2203218

**\$770,000**

3 Bedroom, 2.00 Bathroom, 1,212 sqft  
Residential on 0.00 Acres

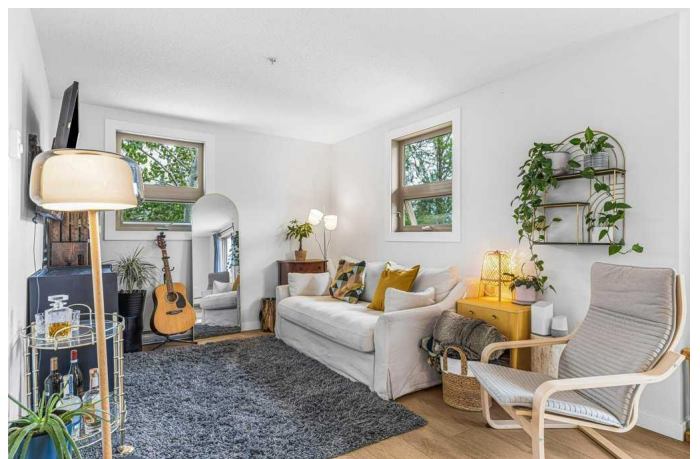
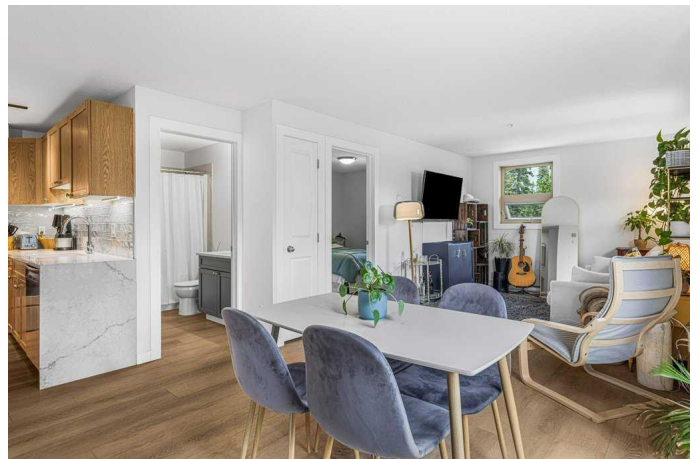
Bow Valley Trail, Canmore, Alberta

Tucked away on the leafy eastern side of Fairholme Village is a rare two-story corner condo with three bedrooms and two full baths, plus a bonus family room. Stylishly renovated from top to bottom with a breezy, casual elegance and clean lines including smooth quartz counters. The main level has one bed/one bath/kit/liv/dining and the top floor has two beds/one bath/wet bar/bonus family room. An entrance on each floor offers convenient access to each level, offering a very flexible layout for families, roommates or employees. Packing groceries or gear is simple with two side-by-side parking spaces perfectly located right at the bottom of the stairwell adjacent to this unit. The northeast aspect of this condo with windows on two sides provides some nice cross-breezes. Building amenities include a library, fitness room, dedicated bike storage, and laundry room just down the hall. Positioned in one of the best spots in the building, come and take a look! Note: No short term rentals permitted.

Built in 2005

## Essential Information

MLS® #	A2203218
Price	\$770,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2



Square Footage	1,212
Acres	0.00
Year Built	2005
Type	Residential
Sub-Type	Apartment
Style	Multi Level Unit
Status	Active

### **Community Information**

Address	221, 186 Kananaskis Way
Subdivision	Bow Valley Trail
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T1W0A2

### **Amenities**

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Laundry
Parking Spaces	2
Parking	Assigned, Stall, Plug-In

### **Interior**

Interior Features	Open Floorplan, Quartz Counters, See Remarks
Appliances	Dishwasher, Refrigerator, Range
Heating	Baseboard
Cooling	None
# of Stories	4

### **Exterior**

Exterior Features	Balcony
Roof	Asphalt Shingle, Other
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 17th, 2025
Days on Market	17
Zoning	R5

### **Listing Details**

Listing Office

RE/MAX Alpine Realty

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