

**C302, 1727 Mountain Avenue
Canmore, Alberta**

MLS # A2264767



\$945,000

Division:	Bow Valley Trail		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Multi Level Unit		
Size:	708 sq.ft.	Age:	2027 (-2 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating: Fireplace(s), Forced Air, Natural Gas

Floors: Tile, Vinyl Plank

Roof: Asphalt Shingle

Basement: -

Exterior: Mixed

Foundation: -

Features: Open Floorplan

Water: -

Sewer: -

Condo Fee: \$ 699

LLD: -

Zoning: VISITOR ACCOMMODATION

Utilities: -

Inclusions: NA

Nestled in the heart of Canmore, Grizzly Ridge Suites is a curated collection of 66 modern alpine condominiums that embody contemporary mountain living. Each suite features elevated finishes, functional layouts, and a prime location offering adventure in every direction. Zoned for short-term nightly rentals, these homes provide the freedom to enjoy your own retreat while capitalizing on Canmore's strong rental demand. Interiors include Samsung stainless steel appliances, quartz countertops, a gas fireplace, luxury vinyl flooring, and a private balcony. Enjoy two shared hot tubs in a landscaped courtyard, plus secure bike and ski storage. Lofted suites with rooftop patios are pre-engineered for hot tubs, saunas, or fire tables. Whether for personal use or investment, Grizzly Ridge Suites offers comfort, style, and a seamless connection to nature—just steps from the Legacy Trail and downtown Canmore.