

**36 Antelope Lane**  
**Banff, Alberta**

**MLS # A2272018**



**\$936,000**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/Other		
<b>Style:</b>	3 (or more) Storey		
<b>Size:</b>	1,477 sq.ft.	<b>Age:</b>	1994 (32 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	3
<b>Garage:</b>	Single Garage Attached		
<b>Lot Size:</b>	0.05 Acre		
<b>Lot Feat:</b>	Backs on to Park/Green Space, Cul-De-Sac, Landscaped, See Remarks		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 830
<b>Basement:</b>	Partial	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Wood Frame, Wood Siding	<b>Zoning:</b>	RTR
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		

**Inclusions:** N/A

Welcome to this bright and stylish 2-bedroom townhouse in the highly sought-after Tatanga Ridge Phase 1. Thoughtfully updated throughout, this home features modern flooring that flows through, a refreshed kitchen, upgraded bathroom, and numerous additional improvements that elevate both comfort and style. Enjoy breathtaking views of Cascade Mountain from multiple vantage points, including three private balconies—perfect for morning coffee, evening sunsets, or simply taking in the Rockies year-round. The functional layout offers a warm and inviting living space, generous bedrooms, and an attached garage providing secure parking and additional storage. Nestled in one of Banff’s most desirable complexes, this home offers a rare combination of tranquility, convenience, and picture-perfect scenery. Move-in ready and beautifully updated, this Tatanga Ridge gem is ideal for you!