

# \$799,428 - 103, 1717 Mountain Avenue, Canmore

MLS® #A2202462

**\$799,428**

1 Bedroom, 2.00 Bathroom, 614 sqft  
Residential on 0.00 Acres

Teepee Town, Canmore, Alberta

This executive 1-bedroom + office, 2-bathroom ground-level unit at Golden Ridge is one of Canmore's newest luxury developments. Thoughtfully designed with premium finishes, this unit offers northeastern mountain views, a dedicated office space, and an open-concept layout that blends elegance with functionality, and a good-sized walk out patio to relax after a day in the sun. Guests will enjoy exclusive access to shared rooftop hot tubs with stunning northeastern mountain views along with a relaxing sauna, providing the ultimate alpine retreat. This unit comes fully furnished and turn-key ready, making it an incredible opportunity to capture Canmore's lucrative short term rental market.

Built in 2024

## Essential Information

MLS® #	A2202462
Price	\$799,428
Bedrooms	1
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	614
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment



Style	Single Level Unit
Status	Active

### Community Information

Address	103, 1717 Mountain Avenue
Subdivision	Teepee Town
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T2W 2W1

### Amenities

Amenities	Fitness Center, Parking, Spa/Hot Tub
Parking Spaces	1
Parking	Parkade, Parking Pad, Stall

### Interior

Interior Features	Granite Counters, High Ceilings, Open Floorplan, Recessed Lighting
Appliances	Freezer, Range, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Other
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room
# of Stories	4
Basement	None

### Exterior

Exterior Features	Lighting
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	March 14th, 2025
Days on Market	38
Zoning	BVT-G

### Listing Details

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.