

# \$579,600 - 204, 113 Cave Avenue, Banff

MLS® #A2226887

**\$579,600**

1 Bedroom, 1.00 Bathroom, 594 sqft

Residential on 0.00 Acres

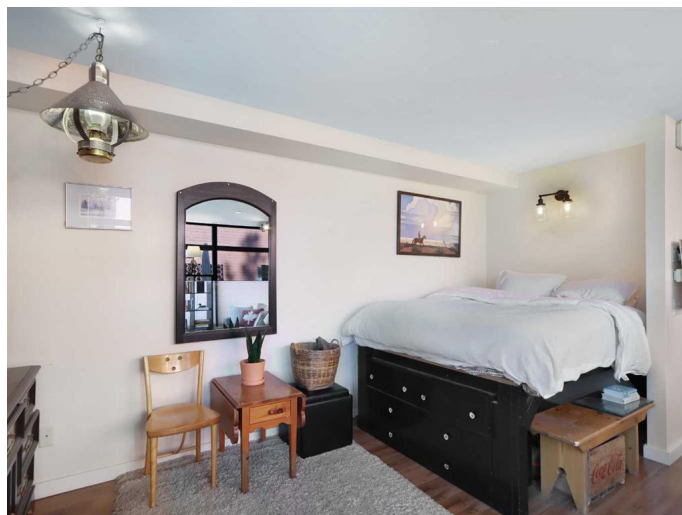
NONE, Banff, Alberta

Discover the perfect blend of stunning mountain views & natural light in this exceptional studio, located just minutes from Banff Avenue yet quiet & tranquil. With breathtaking vistas of Cascade Mountain & Mount Norquay, this thoughtfully designed home features two walls of expansive windows, seamlessly connecting the indoor space to its serene surroundings. A slate foyer leads into an inviting living area, where a cozy gas fireplace offers warmth & ambiance. The layout includes space for dining or a home office, alongside a well-appointed kitchen. Step onto the private patio to take in more views. Additional features include a full bathroom, in-suite laundry & storage, a huge separate storage room, & underground heated parking. Set within a unique co-operative complex, this residence offers exclusive amenities such as a shared entertainment space with kitchen, a workshop, & a ski/bike tuning room. With the new pedestrian bridge, this prime location is truly one of a kind.

Built in 2005

## Essential Information

MLS® #	A2226887
Price	\$579,600
Bedrooms	1
Bathrooms	1.00
Full Baths	1



Square Footage	594
Acres	0.00
Year Built	2005
Type	Residential
Sub-Type	Apartment
Style	Loft
Status	Active

### **Community Information**

Address	204, 113 Cave Avenue
Subdivision	NONE
City	Banff
County	Improvement District No. 09 (Banff)
Province	Alberta
Postal Code	T1L1A0

### **Amenities**

Amenities	Elevator(s), Other, Parking, Party Room, Recreation Facilities, Workshop
Parking Spaces	1
Parking	Parkade

### **Interior**

Interior Features	Breakfast Bar
Appliances	Dishwasher, Dryer, Garage Control(s), Refrigerator, Stove(s), Washer, Window Coverings
Heating	Hot Water, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Free Standing
# of Stories	3

### **Exterior**

Exterior Features	Balcony
Construction	Stone, Wood Siding

### **Additional Information**

Date Listed	June 9th, 2025
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Days on Market	35
Zoning	RCA

## **Listing Details**

Listing Office	ROYAL LEPAGE SOLUTIONS
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