

# \$899,000 - 2, 722 3rd Street, Canmore

MLS® #A2238929

**\$899,000**

2 Bedroom, 2.00 Bathroom, 1,320 sqft  
Residential on 0.00 Acres

South Canmore, Canmore, Alberta

Located on a quiet street in one of Canmore's most sought-after neighbourhood. This beautifully maintained 2 bedroom, 2 bathroom townhome offers a perfect blend of comfort, views, and walkability. With only one owner since new, the home has been lovingly cared for and includes a notably healthy reserve fund and great neighbours.

Functional and Comfortable: Featuring 2 assigned parking stalls, and handy under stair storage in the front foyer adds function. The bright and airy open-concept living area, cozy gas fireplace and beautiful mountain views are the comfort and relaxation part. The nicely appointed kitchen with plenty of cabinetry, counter space and handy eating bar, is a little bit of both!

Upstairs, both spacious bedrooms feature vaulted ceilings that bring in natural light and mountain views. Step out onto one of two balconies to enjoy your morning coffee or evening glass of wine surrounded by the Rockies.

Located just a short walk from the shops, dining, and charm of downtown Canmore, while you can also stroll to the parks, river, and trails. Contact us to view today.

Built in 2007

## Essential Information

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Price	\$899,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,320
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	2, 722 3rd Street
Subdivision	South Canmore
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T1W 2J6

### Amenities

Amenities	Snow Removal
Parking Spaces	2
Parking	Alley Access, Off Street, Parking Pad, Stall

### Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Open Floorplan, Quartz Counters, Vaulted Ceiling(s)
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Washer/Dryer, Electric Cooktop, Electric Oven
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Basement	None

### Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Stone, Wood Frame
Foundation	Poured Concrete, Slab

### **Additional Information**

Date Listed	July 13th, 2025
Days on Market	60
Zoning	R4

### **Listing Details**

Listing Office	RE/MAX Alpine Realty
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