

# \$1,975,000 - 241 Eagle Terrace Road, Canmore

MLS® #A2240554

**\$1,975,000**

5 Bedroom, 5.00 Bathroom, 1,925 sqft  
Residential on 0.16 Acres

Eagle Terrace, Canmore, Alberta

Set within the light filled mountainside community of Eagle Terrace, 241 Eagle Terrace Road is a rare architectural gem—an expansive walkout bungalow offering over 4,260 square feet of refined living space and a seamless connection to Canmore’s alpine wilderness. Backing onto a tranquil, treed ravine and situated on a gently sloping 6,901-square-foot lot, this home is both a private sanctuary and a welcoming space for multi-generational living.

Designed to embrace single-level living while offering room for extended family and guests, the main floor flows effortlessly between its three bedrooms and generous entertaining spaces. Anchoring the great room is a wood-burning stone fireplace—one of three throughout the home—that sets the tone for warmth and intimacy. The primary suite is a true retreat, complete with its own fireplace and views into the forested backdrop beyond. The lower walkout level—partially finished yet brimming with potential—offers two additional bedrooms, each with its own bathroom, as well as a spacious family room with provisions for a second kitchen or wet bar. Beneath the garage, a structurally engineered slab conceals a bonus room—perfectly suited for a private gym, artist’s studio, or immersive media lounge. An oversized storage room with exterior access ensures gear and equipment are always at hand for mountain adventure. A new metal roof, timeless design elements, and abundant natural light elevate the



home's enduring value. Rarely does a true walkout bungalow become available in Canmore—rarer still one that so gracefully integrates the convenience of town access with the serenity of a forested retreat. With five bedrooms and flexible gathering areas across two levels, this is a home designed for vibrant family life, weekend gatherings, or adult children returning to recharge. Just steps from trailheads and nestled within a neighbourhood celebrated for its sunshine and views, 241 Eagle Terrace Road is an invitation to live in rhythm with the Rockies—comfortably, beautifully, and boldly.

Built in 2000

### Essential Information

MLS® #	A2240554
Price	\$1,975,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	1,925
Acres	0.16
Year Built	2000
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	241 Eagle Terrace Road
Subdivision	Eagle Terrace
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T1W 3C7

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway, Garage Faces Front
# of Garages	1

### **Interior**

Interior Features	Ceiling Fan(s), Double Vanity, Separate Entrance, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Garage Control(s), Refrigerator, Washer/Dryer, Washer/Dryer Stacked, Window Coverings, Oven, Range
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Basement, Living Room, Mantle, Master Bedroom, Stone, Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished, Walk-Out

### **Exterior**

Exterior Features	Balcony, Private Yard
Lot Description	Gentle Sloping, Lawn, No Neighbours Behind, Private, Views
Roof	Metal
Construction	Stone, Wood Frame, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	July 17th, 2025
Days on Market	4
Zoning	R1A

### **Listing Details**

Listing Office	Sotheby's International Realty Canada
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