

\$1,150,000 - 9, 241 Benchlands Terrace, Canmore

MLS® #A2244424

\$1,150,000

3 Bedroom, 2.00 Bathroom, 1,327 sqft

Residential on 0.05 Acres

Benchlands, Canmore, Alberta

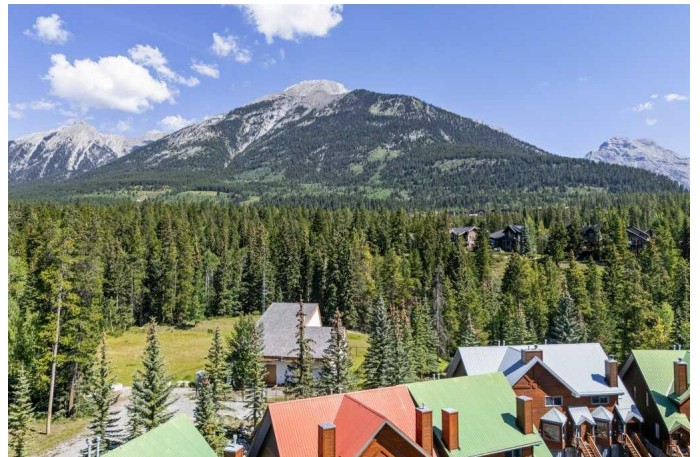
Welcome to sunshine, space, and spectacular mountain views in one of Canmore's most beloved neighbourhoods. This bright and beautifully updated 3-bedroom + rec room, 1.5-bath end-unit townhouse offers a thoughtfully, contemporary designed 1,570 sqft of finished space.

Enjoy panoramic views of the iconic Three Sisters from your sunny, south-facing corner unit, nestled on a quiet street just steps from walking paths, wooded trails, and Elizabeth Rummel School.

Recent upgrades include fresh paint throughout (including ceilings), new carpet, solid surface countertops, modern light fixtures, and updated appliances—making this home truly move-in ready. The open-concept main floor features large windows and a cozy wood fireplace, with light pouring in even through the stairwell.

Upstairs, you'll find three spacious bedrooms and a full bathroom—an ideal setup for families, guests, or a home office. The lower-level rec room offers versatility as a fourth bedroom, office, or media space, with a separate entrance and the option to add a third bathroom.

An oversized single-car garage plus additional secure storage off the rec room means there's ample room for all your mountain



gear”from bikes to canoes and everything in between.

Located in Elk Pointe, a quiet, well-managed complex with a healthy reserve fund, this home offers the perfect blend of lifestyle, value, and location. Reach out today to book your private showing”mountain living starts here.

Built in 1992

Essential Information

MLS® #	A2244424
Price	\$1,150,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,327
Acres	0.05
Year Built	1992
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	9, 241 Benchlands Terrace
Subdivision	Benchlands
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T1W 1G1

Amenities

Amenities	None
Parking Spaces	2
Parking	Single Garage Attached

of Garages 2

Interior

Interior Features Low Flow Plumbing Fixtures, No Smoking Home, See Remarks
Appliances Dishwasher, Dryer, Refrigerator, Stove(s), Washer
Heating Forced Air, Natural Gas
Cooling None
Fireplace Yes
of Fireplaces 1
Fireplaces Wood Burning
Has Basement Yes
Basement Partial, Walk-Up To Grade

Exterior

Exterior Features Private Entrance
Lot Description Corner Lot, Landscaped, Views
Roof Metal
Construction Wood Siding
Foundation Poured Concrete

Additional Information

Date Listed August 1st, 2025
Days on Market 3
Zoning R3

Listing Details

Listing Office RE/MAX Alpine Realty

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