

# \$1,299,000 - 193, 200 Prospect Heights, Canmore

MLS® #A2206018

## \$1,299,000

2 Bedroom, 3.00 Bathroom, 1,866 sqft

Residential on 0.07 Acres

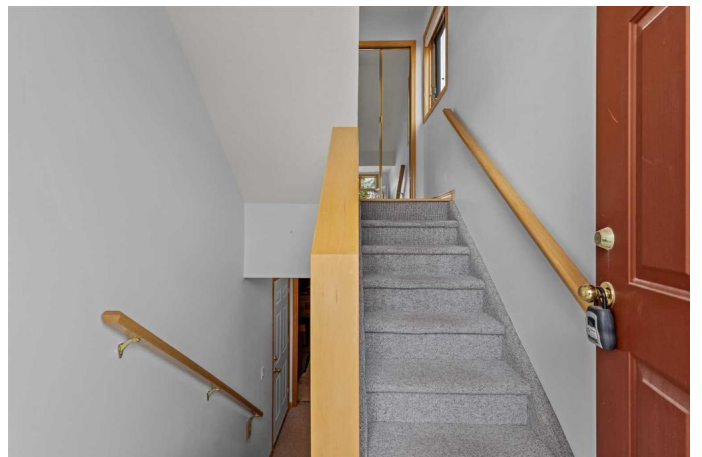
Prospect, Canmore, Alberta

Mountain Living Steps from the Bow River and Downtown! Prospect Heights, where stunning mountain views and a prime location come together. This 2-bedroom, 3-bathroom townhome features an open-concept living room with vaulted ceilings that fill the space with natural light, a cozy gas fireplace, and a private balcony perfect for soaking in the views. The main level includes the primary bedroom with a 3-piece ensuite, laundry, and access to an exterior deck just off the dining room. Upstairs, a large family room overlooks the living space below, while the second bedroom offers privacy as the only bedroom on this level, complete with its own 4-piece bathroom. Just steps from the Bow River and downtown Canmore, this home offers easy access to trails, nature, and all the amenities Canmore has to offer.

Built in 2002

## Essential Information

MLS® #	A2206018
Price	\$1,299,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,866
Acres	0.07



Year Built	2002
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### **Community Information**

Address	193, 200 Prospect Heights
Subdivision	Prospect
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T1W 3A3

### **Amenities**

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Ceiling Fan(s), High Ceilings, Open Floorplan, Master Downstairs
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	Balcony
Lot Description	Low Maintenance Landscape, Street Lighting
Roof	Asphalt
Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed March 26th, 2025

Days on Market 13

Zoning Res Multi

## **Listing Details**

Listing Office RE/MAX Alpine Realty

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