

\$1,297,500 - 2, 801 4th Street, Canmore

MLS® #A2261294

\$1,297,500

2 Bedroom, 3.00 Bathroom, 1,499 sqft

Residential on 0.00 Acres

South Canmore, Canmore, Alberta

This is the South Canmore property everyone dreams of, set on a prized south-corner exposure that floods the home with natural light and showcases sweeping mountain views. Just steps from the river valley trails and Main Street, it offers both connection and retreat in one of Canmore's most sought-after neighborhoods.

On the lower level, a generous garage, large gear room, and storage/mechanical space provide all the functionality needed for mountain living.

The main level is the heart of the home: a great room surrounded by windows, designed for gathering and entertaining. A spacious dining area flows into the chef's kitchen, where a large island, custom Douglas fir cabinetry, and high-end appliances including a 6-burner gas range create a space as refined as it is functional. Anchoring the living room, a stunning Rundle stone fireplace adds warmth and character, while patio doors open onto a full-width mountain-view deck, blurring the line between indoors and nature.

Upstairs you'll find two spacious bedrooms and two bathrooms, including a primary retreat with vaulted ceilings, oversized windows framing the iconic Three Sisters range, and a spa-inspired ensuite with dual sinks and a walk-in shower. A full laundry room completes this level with convenience.

Throughout, the home carries a distinctly European alpine soul, with soft white paint tones balanced by rich Douglas fir details,



creating an atmosphere that is both elegant and timeless. Many recent upgrades including paint, water softener and lighting. Perfect as a vacation escape or retirement home, this residence is designed for those who prioritize quality, natural light, and mountain views. An exceptional offering in South Canmore.

Built in 2017

Essential Information

MLS® #	A2261294
Price	\$1,297,500
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,499
Acres	0.00
Year Built	2017
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	2, 801 4th Street
Subdivision	South Canmore
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T1W 2G9

Amenities

Amenities	None
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Natural Woodwork, Recessed Lighting, Stone Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Gas Range, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Back Lane, Landscaped, Views
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 2nd, 2025
Days on Market	24
Zoning	R4

Listing Details

Listing Office	MaxWell Capital Realty
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.