



# 113-1818 Mountain Ave

Live, Work, Play, Rent \$\$\$ - Studio/ 1Bth

Coldwell Banker Rockies Realty



**\$279,999<sub>+</sub>GST**





**Stylish & Functional – With Nice Mountain Views**



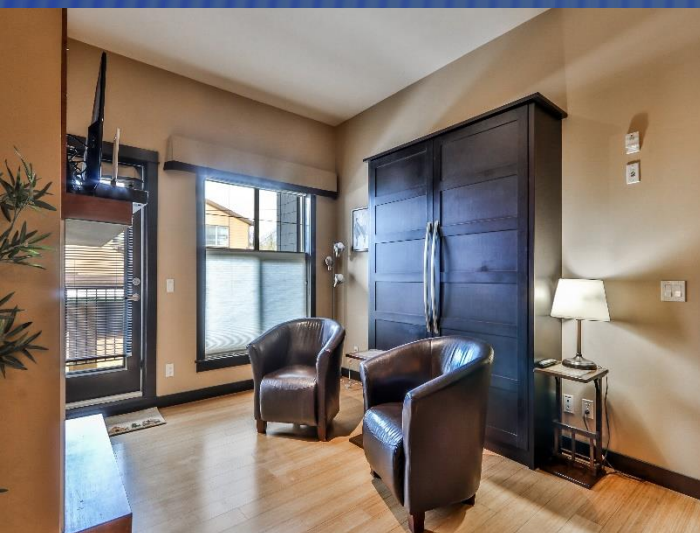
**Bedrooms  
- Studio**



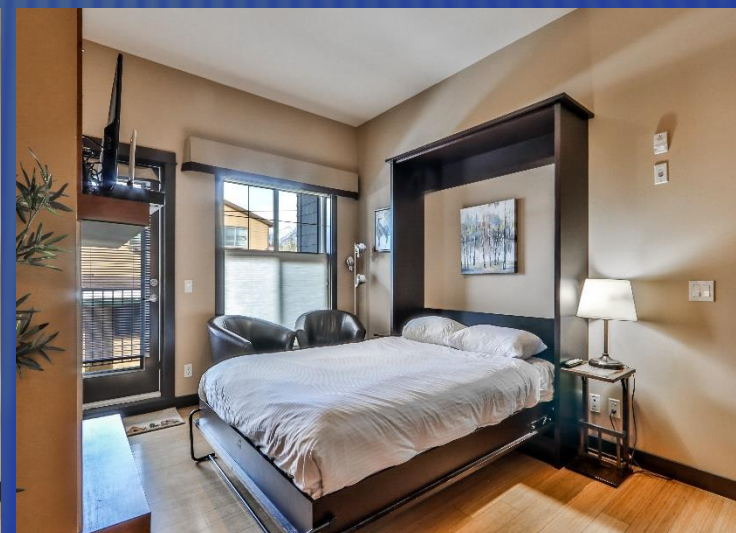
**Bathrooms  
1**



**Fin. Sq.Ft  
442**



**Murphy Bed Maximizes Functionality During The Day**



**While Allowing Restful Sleep At Night**





**Fully Equipped Kitchen & Island With Eating Bar**



**Workspace – Work Remotely**

Combine the best of all worlds with this fully furnished and equipped studio unit. Make the lifestyle choice of a personal mountain retreat along with remote work space and rent when not using to offset costs. You'll love watching the sunsets and nice mountain views from the spacious deck. The comfortable murphy bed tucks out of the way transforming the main living area into a comfortable livingroom space. Generous counter space makes meal preparation in the kitchen a breeze. The central island is a great space for entertaining. Relax in your soaker tub after a day outdoors and unwind by the fireplace. Onsite restaurant, spa, fitness and hottub areas means never having to leave the resort but you are within in walking distance of trails, shops, downtown and the river. Style, views, location, and efficient layout in an affordable price point... this unit checks all the boxes. Take a virtual tour then book your private viewing today.

Virtual Tour: [https://youriguide.com/113\\_1818\\_mountain\\_ave\\_canmore\\_ab](https://youriguide.com/113_1818_mountain_ave_canmore_ab)



**Year Built**  
**2008**



**PCS # 38523**  
**MLS # A1045409**



**Relax & Restore In A Spa-Like Bathroom Setting**





Spacious Deck



Mountain Views



In-Suite Laundry



0 3 6 ft



**TOTAL FIN. SQFT = 443**  
**TOTAL INT. ABOVE GRADE SQFT= 443**

2020 Property Tax= \$2,166.00  
 Condo Fee = \$443.51/mth



Hot Tub



Fitness Room



Lobby



Lobby Waterfall



Restaurant



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