

306, 1315 Spring Creek Gate  
Canmore, Alberta

MLS # A2187636



**\$709,000**

Division:	Spring Creek		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Low-Rise (1-4)		
Size:	696 sq.ft.	Age:	2023 (2 yrs old)
Beds:	1	Baths:	1
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Geothermal	Water:	-
Floors:	Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 419
Basement:	None	LLD:	-
Exterior:	Mixed	Zoning:	residential
Foundation:	-	Utilities:	-
Features:	Double Vanity, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Vaulted Ceiling(s)		

Inclusions: N/A

Open House Sunday March 23 11-2PM - Discover the allure of this top-floor penthouse, showcasing vaulted ceilings and a wall of windows that welcome you with breathtaking views. This spacious layout, bathed in natural light, combines the warmth of hardwood and tile floors to create a truly inviting atmosphere. The modern kitchen features quartz countertops, a gas stove, contrasting cabinetry, and a large island with bar seating, making it the perfect space for cooking and entertaining. Relax in the living room in front of a cozy gas fireplace, while taking in the stunning mountain scenery. From here, step out onto the balcony that overlooks a park and a beautifully designed streetscape, all with unobstructed mountain views. The main bedroom offers a serene retreat with more captivating mountain views, and the bathroom boasts double sinks and a walk-in shower for added convenience and luxury. For those seeking south-facing exposure, head to the rooftop patio, which features a hot tub, fitness center, and owner's lounge. Perfectly situated near Spring Creek's trails and just a short walk to downtown and natural spaces, this penthouse is ideal for those who crave both adventure and tranquility!