



www.keyz.ca  
admin@keyz.ca

3, 137 Stone Creek Road  
Canmore, Alberta

MLS # A2086798



**\$1,499,999**

Division:	Silvertip		
Type:	Residential/Triplex		
Style:	2 Storey		
Size:	1,366 sq.ft.	Age:	1999 (26 yrs old)
Beds:	3	Baths:	3
Garage:	Single Garage Attached		
Lot Size:	-		
Lot Feat:	Few Trees, Gentle Sloping		

**Heating:** In Floor, Forced Air

**Floors:** Carpet, Ceramic Tile, Hardwood

**Roof:** Pine Shake

**Basement:** Separate/Exterior Entry, Full

**Exterior:** Wood Frame

**Foundation:** Poured Concrete

**Features:** Ceiling Fan(s), High Ceilings, No Smoking Home, Open Floorplan, Walk-In Closet(s), Wet Bar

**Water:** -

**Sewer:** -

**Condo Fee:** \$ 725

**LLD:** -

**Zoning:** Residential

**Utilities:** -

**Inclusions:** NA

Elegant, Silvertip Townhome with Stunning Views Welcome to this sophisticated townhome nestled in the prestigious community of Silvertip. Boasting 3 bedrooms, 3 bathrooms, and over 2,200 sq ft of thoughtfully designed living space, this home combines modern luxury with cozy mountain charm. The entryway is warm and inviting, featuring custom-built-ins and stylish herringbone tile flooring. The main level impresses with vaulted ceilings, abundant natural light, and rich hardwood floors, creating a bright and airy ambiance throughout. The open-concept kitchen is perfect for entertaining, complete with high-end finishes. Also on the main level is a 3-piece bath, spacious bedroom and deck access. Upstairs, you will find the master bedroom retreat complete with walk-in closet, 5-piece en-suite and a private deck with stunning mountain views. Downstairs, the fully developed walkout basement offers a spacious family room, wet bar, wine fridge, home office space, 5 piece bathroom, bedroom, laundry, additional storage as well as access to another deck and stone patio — ideal for hosting guests or creating your personal haven. Enjoy in-floor heating, two fireplaces, three private decks and a stone patio that showcase breathtaking mountain views. After a day of adventure, unwind in the 2 luxurious soaker tubs and store your gear with ease in the oversized single garage, outdoor under-deck storage shed, or under-stair storage. This elegant townhome delivers a rare combination of refined living, functional space, and unparalleled natural surroundings. Don't miss the opportunity to call this mountain sanctuary home!