

# \$136,395 - 205 Rot. E+f, 901 Mountain Street, Canmore

MLS® #A2214877

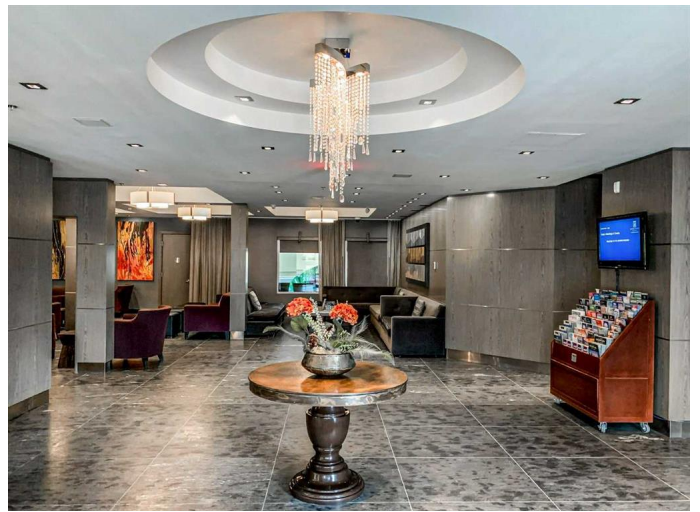
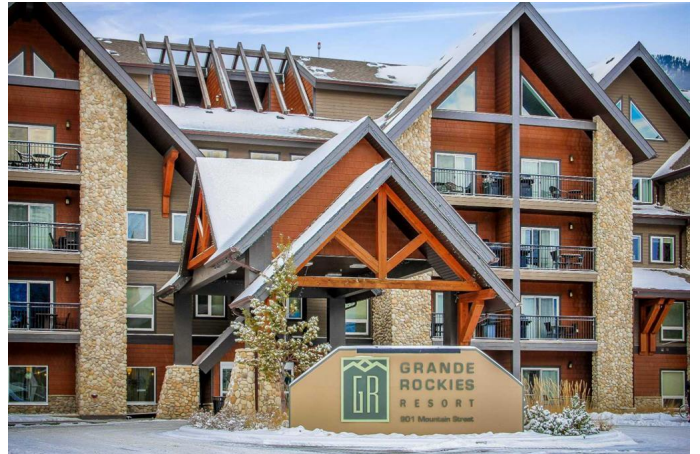
**\$136,395**

2 Bedroom, 2.00 Bathroom, 689 sqft

Residential on 0.00 Acres

Bow Valley Trail, Canmore, Alberta

Unlock 12 weeks a year in this luxury suite at the Grande Rockies Resort, right in the heart of Canmore's iconic Bow Valley. This 1/4 fractional ownership (Rotations E & F) provides a full 12 weeks per year across every season—giving you access to some of the most desirable weeks in summer, winter, and shoulder seasons. The unit is fully furnished, professionally managed, and offers all the comforts of a high-end hotel suite with the benefits of titled ownership. Located just a short walk from Main Street, the resort features top-tier amenities including an indoor pool, waterslide, indoor/outdoor hot tub, fitness centre, restaurant, spa, and underground parking. Ownership is managed through Paradise Resort Club, allowing you to simply show up and enjoy your time without worrying about maintenance, cleaning, or bookings. You also have the option to place your weeks into the rental pool for income or exchange them through Interval International for stays at over 3,000 luxury resorts worldwide. This is a smart, flexible way to own a Canmore property without full-time responsibility or cost. Perfect for anyone wanting a reliable mountain getaway, a home base for seasonal adventures, or an investment in lifestyle. With 12 weeks per year and strong on-site management, this opportunity stands out from traditional vacation properties. Now priced to move and offering year-round access, this is one of the best-valued fractional options on the market. Contact me today for a rotation



calendar, upcoming available weeks for 2025, and more. Price includes GST; ask your accountant about deferral.

Built in 2010

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2214877          |
| Price          | \$136,395         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 689               |
| Acres          | 0.00              |
| Year Built     | 2010              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

**Community Information**

|             |                                   |
|-------------|-----------------------------------|
| Address     | 205 Rot. E+f, 901 Mountain Street |
| Subdivision | Bow Valley Trail                  |
| City        | Canmore                           |
| County      | Bighorn No. 8, M.D. of            |
| Province    | Alberta                           |
| Postal Code | T1W 0C9                           |

**Amenities**

|                |  |
|----------------|--|
| Amenities      | Elevator(s), Fitness Center, Secured Parking, Indoor Pool, Spa/Hot Tub |
| Parking Spaces | 1  |
| Parking        | Titled, Underground, Additional Parking, Heated Garage                 |
| # of Garages   | 1  |
| Has Pool       | Yes  |

**Interior**

|                   |  |
|-------------------|--|
| Interior Features | Breakfast Bar, No Animal Home, No Smoking Home, Granite Counters                   |
| Appliances        | Dishwasher, Microwave Hood Fan, Refrigerator, Electric Stove, Washer/Dryer Stacked |

|                 |                                   |
|-----------------|-----------------------------------|
| Heating         | Boiler, Central, Fireplace Insert |
| Cooling         | Sep. HVAC Units                   |
| Fireplace       | Yes                               |
| # of Fireplaces | 1                                 |
| Fireplaces      | Gas                               |
| # of Stories    | 4                                 |

## Exterior

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | Balcony                      |
| Roof              | Asphalt Shingle              |
| Construction      | Wood Siding, Concrete, Stone |
| Foundation        | Slab                         |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 25th, 2025 |
| Days on Market | 110              |
| Zoning         | BVT-C            |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | KIC Realty |
|----------------|------------|

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