

# \$849,600 - 4, 833 7th Street, Canmore

MLS® #A2211592

**\$849,600**

2 Bedroom, 2.00 Bathroom, 1,296 sqft

Residential on 0.00 Acres

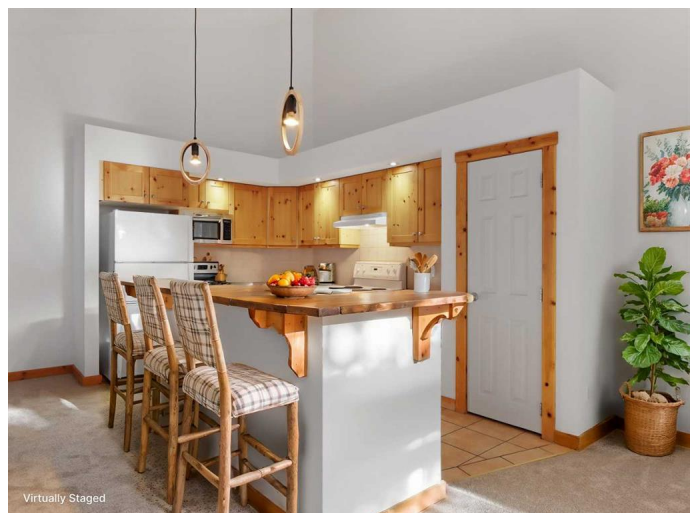
South Canmore, Canmore, Alberta

Discover this serene, south-facing fourplex unit, just steps from Main Street yet incredibly peaceful. The upper level boasts an open floorplan with vaulted ceilings, leading to a spacious south-facing deck. Enjoy a large living room with a cozy gas fireplace, a kitchen with a raised eating bar, pine cabinets, and a generous pantry. A dining room and half bath complete this level. The entry level features a primary bedroom, a second bedroom, a full bath/laundry room, and two storage rooms perfect for all your mountain gear. Additional highlights include new carpet, fresh paint, and a masonry party wall. With proximity to the river and Main Street, you can relish all that Canmore offers without needing to drive.

Built in 2001

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2211592      |
| Price          | \$849,600     |
| Bedrooms       | 2             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,296         |
| Acres          | 0.00          |
| Year Built     | 2001          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |



|        |          |
|--------|----------|
| Style  | 2 Storey |
| Status | Active   |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 4, 833 7th Street      |
| Subdivision | South Canmore          |
| City        | Canmore                |
| County      | Bighorn No. 8, M.D. of |
| Province    | Alberta                |
| Postal Code | T1W2C4                 |

### Amenities

|                |                   |
|----------------|-------------------|
| Amenities      | None              |
| Parking Spaces | 1                 |
| Parking        | Off Street, Stall |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | High Ceilings, Kitchen Island, Open Floorplan, Pantry, See Remarks  |
| Appliances        | Dishwasher, Dryer, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating           | Forced Air  |
| Cooling           | None  |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Gas, Living Room  |
| Basement          | None  |

### Exterior

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | Balcony, Storage             |
| Lot Description   | Low Maintenance Landscape    |
| Roof              | Asphalt Shingle              |
| Construction      | Concrete, Stone, Wood Siding |
| Foundation        | Block                        |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 16th, 2025 |
| Days on Market | 30               |
| Zoning         | R4               |

### Listing Details

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.