\$2,995,000 - 216 Bow River Drive, Harvie Heights

MLS® #A2227487

\$2,995,000

4 Bedroom, 3.00 Bathroom, 2,532 sqft Residential on 0.26 Acres

NONE, Harvie Heights, Alberta

Exempt from the foreign buyer ban, this exquisite mountain estate is quietly nestled in the serene hamlet of Harvie Heights, just minutes from the heart of Canmore. Set on a beautifully landscaped 11,250+ sq.ft. lot and surrounded by mature trees and mountain vistas, this is a rare opportunity to own a private alpine escape. Blending rustic charm with refined comfort, the home features vaulted ceilings, rich hardwood floors, and a spiral staircase that adds architectural elegance to the warm, wood-accented interior. The thoughtful layout includes 4 bedrooms and 3 bathrooms, plus a spacious lower-level family room, and additional storage â€" ideal for future customization. Four sun-drenched sundecks invite you to relax and take in the sweeping views, while a tandem double garage provides ample space for vehicles and gear. One of the few properties still eligible for foreign ownership, this mountain sanctuary is a truly rare offering in today's market.

Built in 1990

Essential Information

MLS® # A2227487 Price \$2,995,000

Bedrooms 4

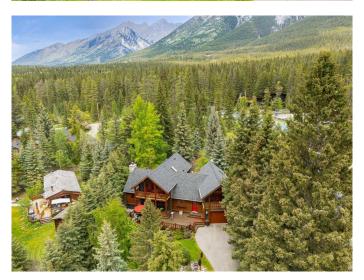
Bathrooms 3.00

Full Baths 3

Square Footage 2,532







Acres 0.26 Year Built 1990

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 216 Bow River Drive

Subdivision NONE

City Harvie Heights

County Bighorn No. 8, M.D. of

Province Alberta
Postal Code T1W 2W2

Amenities

Parking Spaces 6

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Breakfast Bar, Ceiling Fan(s), Double Vanity, Kitchen Island, Open

Floorplan, See Remarks, Vaulted Ceiling(s)

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator,

Washer, Window Coverings

Heating In Floor, Forced Air

Cooling None
Fireplace Yes
of Fireplaces 2

Fireplaces Gas, Wood Burning

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Balcony, Garden

Lot Description Backs on to Park/Green Space, Landscaped, Lawn, Garden, Many

Trees

Roof Asphalt/Gravel Construction See Remarks

Foundation Poured Concrete

Additional Information

Date Listed June 3rd, 2025

Days on Market 141 Zoning R1

Listing Details

Listing Office RE/MAX Alpine Realty

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