

# \$35,900 - 313, 1151 Sidney Street, Canmore

MLS® #A2243420

**\$35,900**

2 Bedroom, 2.00 Bathroom, 828 sqft

Residential on 0.00 Acres

Bow Valley Trail, Canmore, Alberta

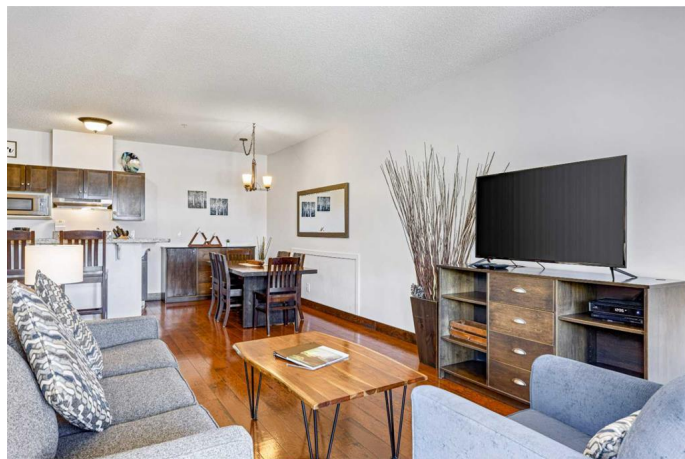
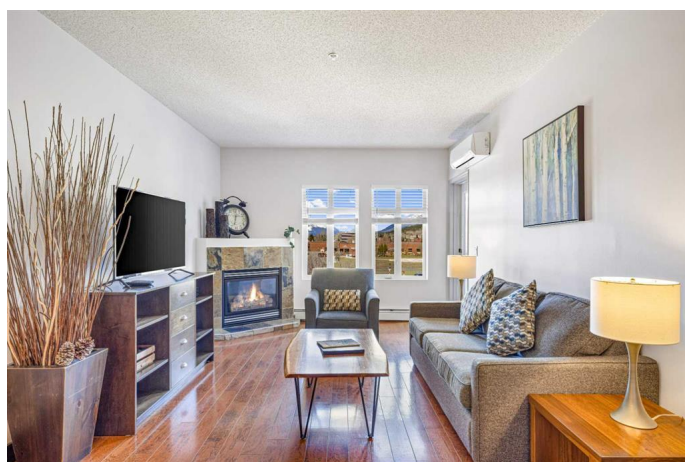
Experience the magic of the mountains without the full-time commitment. This 4-week fractional ownership at Sunset Resorts offers the perfect blend of flexibility, comfort, and value. Just minutes from downtown Canmore this bright 2-bedroom, 2-bathroom suite is the perfect base for your Rocky Mountain getaways. It features modern finishes, in-suite laundry, a cozy fireplace, and a large west-facing balcony with stunning mountain views. With four floating weeks in the non-peak season, you get the freedom to choose your stays each year, avoiding the busiest times while still enjoying everything Canmore has to offer. Owners also have exclusive access to fantastic amenities, including a fire pit, games room, and full use of the resort next door with its indoor pool and waterslide, hot tub, fitness center, and The Grande Kitchen & Bar. One of the best parts....none of the 2025 weeks have been used yet. They can be booked this year or carried forward for up to two years, giving you the potential for up to eight weeks of mountain time next year. A wonderful bonus for the new owner.

Built in 2001

## Essential Information

MLS® # A2243420

Price \$35,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	828
Acres	0.00
Year Built	2001
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	313, 1151 Sidney Street
Subdivision	Bow Valley Trail
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T1W3G1

### Amenities

Amenities	Elevator(s), Fitness Center, Indoor Pool, Spa/Hot Tub, Visitor Parking
Parking Spaces	1
Parking	Parkade, Underground

### Interior

Interior Features	Breakfast Bar
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Radiant
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

### Exterior

Exterior Features	Balcony, Barbecue
Construction	Concrete, Wood Frame

### Additional Information

Date Listed	July 26th, 2025
Days on Market	80
Zoning	BVT-C

**Listing Details**

Listing Office	GRASSROOTS REALTY GROUP
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