

# \$2,199,000 - 33 Eagle Landing, Canmore

MLS® #A2198044

## \$2,199,000

4 Bedroom, 4.00 Bathroom, 2,195 sqft  
Residential on 0.17 Acres

Eagle Terrace, Canmore, Alberta

Nestled at the end of a tranquil cul-de-sac, this enchanting 4-bedroom family home offers not just a residence, but a gateway to the mountain lifestyle you've always dreamed of. This 4-bedroom, 4 bathroom family home offers unobstructed mountain views and a south-facing aspect, inviting warmth and light throughout the day. The main floor features an open plan living space with cathedral ceilings in the kitchen and den and overlooks the expansive back-yard and also has access to the south facing main level deck with incredible views of Three Sisters. The upper split-level features two bedroom, a 4 piece bathroom as well as the primary suite with walk-in closet and ensuite. A few steps down from the main level is the expansive family room, gym, 4th bedroom and 3 piece washroom. This walk-out level has direct access to the covered patio and fully fenced back yard. With easy walking and biking access to the trails and pathways of Canmore this house is a must see.

Built in 1998

### Essential Information

MLS® #	A2198044
Price	\$2,199,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3



Half Baths	1
Square Footage	2,195
Acres	0.17
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	3 Storey
Status	Active

### **Community Information**

Address	33 Eagle Landing
Subdivision	Eagle Terrace
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T1W 2Y1

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Breakfast Bar, Closet Organizers, High Ceilings, Kitchen Island, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Gas Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Fireplace(s), Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Stone
Has Basement	Yes
Basement	Finished, Full, Walk-Up To Grade

### **Exterior**

Exterior Features	Garden
Lot Description	Back Yard, Creek/River/Stream/Pond, Cul-De-Sac, Garden, Irregular Lot, Landscaped, No Neighbours Behind

Roof	Wood
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	February 28th, 2025
Days on Market	33
Zoning	R1

### **Listing Details**

Listing Office	RE/MAX Alpine Realty
----------------	----------------------

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.