

\$1,647,500 - 957 Lawrence Grassi Ridge, Canmore

MLS® #A2226391

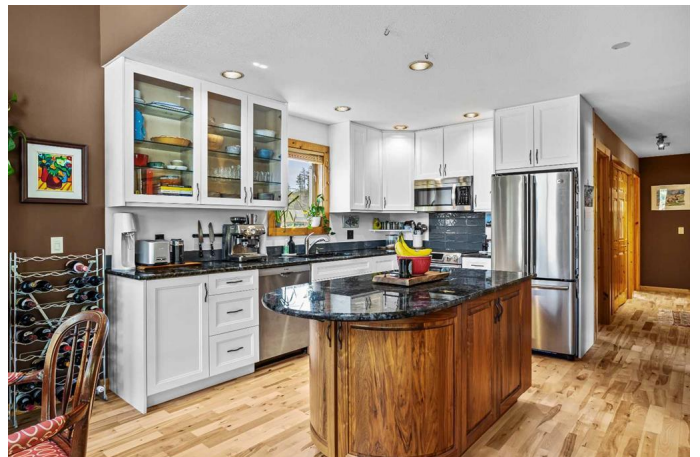
\$1,647,500

6 Bedroom, 4.00 Bathroom, 1,842 sqft

Residential on 0.10 Acres

Peaks of Grassi, Canmore, Alberta

A unique and versatile mountain home offering exceptional living space, stunning views, and significant revenue potential—all nestled in one of Canmore's most desirable neighborhoods. This beautifully maintained property sits on a meticulously landscaped corner lot, surrounded by panoramic mountain vistas. With 6 beds/4baths, this residence is ideal for families, investors, or anyone seeking a mountain lifestyle with added income potential. The main home spans two levels and features a warm, rustic design with vaulted wood ceilings, and rich hardwood floors. Large rake-head windows frame breathtaking mountain views and flood the open-concept living area with natural light. Centered around a striking Riverstone wood-burning fireplace, the main living space is perfect for cozy evenings or entertaining. The spacious kitchen is equipped with stainless steel appliances and classic cabinetry. With four bedrooms—two up and two down—alongside a loft, this home offers flexibility for work-from-home setups, guest space, or growing families. Two full bathrooms complete the primary residence. The walk-out lower level houses a fully self-contained, legal two-bedroom suite with in-floor heating, a gas fireplace, stackable washer/dryer, and a private porch. It's an excellent income generator or an ideal space for extended family. Beneath the garage, a heated bonus space offers endless possibilities—as a guest suite or rec space. This is more than just a home—it's



an opportunity to live in the heart of the Canadian Rockies while generating revenue. Don't miss the opportunity to make this mountain home your own.

Built in 2003

Essential Information

MLS® #	A2226391
Price	\$1,647,500
Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	1,842
Acres	0.10
Year Built	2003
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	957 Lawrence Grassi Ridge
Subdivision	Peaks of Grassi
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T1W1P2

Amenities

Parking Spaces	3
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Chandelier, Closet Organizers, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave,

	Microwave Hood Fan, Refrigerator, Washer, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Living Room, Mantle, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony
Lot Description	Corner Lot, Few Trees, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	May 31st, 2025
Days on Market	14
Zoning	R1B

Listing Details

Listing Office	CENTURY 21 NORDIC REALTY
----------------	--------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.