# \$1,975,000 - 221 Benchlands Terrace, Canmore

MLS® #A2245153

## \$1,975,000

3 Bedroom, 4.00 Bathroom, 912 sqft Residential on 0.14 Acres

Benchlands, Canmore, Alberta

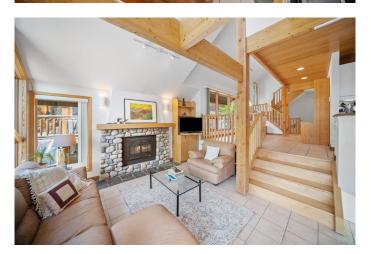
A masterwork of alpine design, this refined residence on Benchlands Terrace, with 2,794 sqft of living space, reflects the architectural vision of Robert LeBlond—Governor General's Award–winning architect—who infused the home with a timeless mountain aesthetic and an unflinching connection to place. Set on a sloping site with commanding views of the Bow Valley, the home is both a serene retreat and a celebration of wilderness living.

The architecture unfolds across a thoughtfully executed three-level split, where form follows function and every detail reflects a legacy of craftsmanship. On the main level, vaulted ceilings soar above a sunlit living room, framed by exposed timber elements that evoke the strength and honesty of traditional alpine construction. Windows capture a panorama of peaks, while the adjoining kitchen and dining spaces offer an elegant canvas for gathering and entertaining.

Above, two upper-level bedroomsâ€"including the light-filled primary suiteâ€"offer a private vantage to the north and south. The primary opens directly onto a landscaped walkway leading south, where the line between indoors and out disappears into forest and sky. The lower walkout level reveals a generous family room and an additional bedroom â€"ideal for hosting guests in comfort and seclusion. This level also connects seamlessly to the land below, where the wild character of the site is preserved and celebrated.







With a double car garage, enduring finishes, and a history of conscientious stewardship, 221 Benchlands Terrace offers not only architectural pedigreeâ€"but the rare opportunity to inhabit a home where design, nature, and timeless mountain spirit converge.

#### Built in 1995

#### **Essential Information**

MLS® # A2245153 Price \$1,975,000

Bedrooms 3
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 912
Acres 0.14
Year Built 1995

Type Residential Sub-Type Detached

Style 3 Storey

Status Active

# **Community Information**

Address 221 Benchlands Terrace

Subdivision Benchlands

City Canmore

County Bighorn No. 8, M.D. of

Province Alberta
Postal Code T1W 1G1

#### **Amenities**

Parking Spaces 4

Parking Double Garage Attached, Driveway, Garage Faces Front

# of Garages 2

#### Interior

Interior Features Ceiling Fan(s), Double Vanity, Open Floorplan, Separate Entrance,

Soaking Tub, Vaulted Ceiling(s), Skylight(s)

Appliances Dishwasher, Garage Control(s), Refrigerator, Washer/Dryer, Window

Coverings, Oven, Range

Heating In Floor

Cooling None

Fireplace Yes

# of Fireplaces 2

Fireplaces Family Room, Gas, Living Room, Mantle, Stone

Has Basement Yes

Basement Finished, Full, Walk-Out

#### **Exterior**

Exterior Features Balcony, Private Entrance

Lot Description Private, Sloped Down, Street Lighting, Views

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

### **Additional Information**

Date Listed August 5th, 2025

Days on Market 1

Zoning R1

# **Listing Details**

Listing Office Sotheby's International Realty Canada

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