# \$2,900,000 - 140 Rundle Crescent, Canmore

MLS® #A2237056

## \$2,900,000

4 Bedroom, 4.00 Bathroom, 3,564 sqft Residential on 0.19 Acres

Hospital Hill, Canmore, Alberta

With origins rooted in the early 20th century, this storied residence at 140 Rundle Crescent embodies a rare blend of historical integrity and contemporary mountain elegance. Originally constructed over a century ago and floated down the Bow River from the Georgetown mining site, the home has since been masterfully expanded and restored into a sanctuary of calm and character. Thoughtfully reimagined, the interiors unfold with warm, layered textures and inviting volumes. The second level hosts a tranquil primary retreat and two quest bedrooms, while a lofty third-storey room with private deck offers flexibility as a studio, office, or additional guest space. The main level features a dedicated office or family room, ideal for remote work or hosting. A legal one-bedroom suite above the garage enhances the property's versatility. Set on an 8,471-square-foot R2 duplex lot with lane access, the home is framed by curated outdoor living spaces, mountain views, and a mature garden anchored by a charming greenhouse and shed. Just steps from the Bow River and within easy reach of downtown Canmore, this heritage home is a celebration of timeless design and alpine living.







## **Essential Information**

MLS® # A2237056 Price \$2,900,000 Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 3,564

Acres 0.19

Type Residential

Sub-Type Detached

Style 3 Storey

Status Active

## **Community Information**

Address 140 Rundle Crescent

Subdivision Hospital Hill

City Canmore

County Bighorn No. 8, M.D. of

Province Alberta
Postal Code T1W 2L6

### **Amenities**

Parking Spaces 4

Parking Driveway, Double Garage Attached, Garage Faces Front

# of Garages 2

#### Interior

Interior Features Closet Organizers, Pantry, Storage, Breakfast Bar, Built-in Features,

Ceiling Fan(s), Double Vanity, Skylight(s), Separate Entrance, Walk-In

Closet(s)

Appliances Refrigerator, Window Coverings, Dishwasher, Garage Control(s), Oven,

Range, Washer/Dryer

Heating Zoned
Cooling None
Fireplace Yes

# of Fireplaces 4

Fireplaces Gas, Den, Family Room, Great Room, Other

Has Basement Yes

Basement Crawl Space, Partial

#### **Exterior**

Exterior Features Private Yard, Balcony, Private Entrance

Lot Description Lawn, Back Lane, Landscaped, Level, No Neighbours Behind, Private,

Street Lighting

Roof Metal

Construction Stone, Wood Siding

Foundation Combination

## **Additional Information**

Date Listed July 8th, 2025

Days on Market 114

Zoning R2

# **Listing Details**

Listing Office Sotheby's International Realty Canada

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