

# \$855,000 - 203, 743 Railway Avenue, Canmore

MLS® #A2237996

## \$855,000

2 Bedroom, 2.00 Bathroom, 907 sqft

Residential on 0.02 Acres

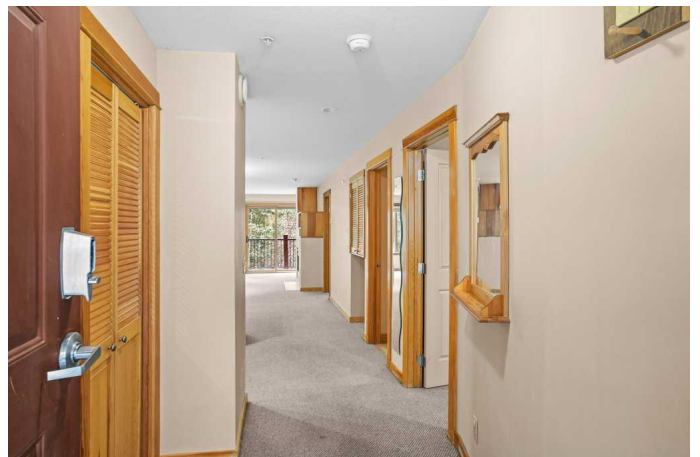
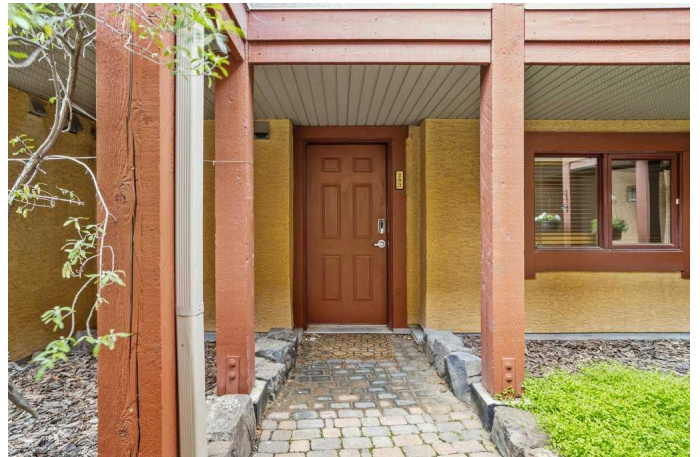
Town Centre\_Canmore, Canmore, Alberta

This is hands down one of the smartest investment opportunities currently available in Canmore. Located in the highly sought-after Boardwalk development—just one block from Main Street—this 2-bedroom, 2-bathroom unit offers unbeatable value and future upside. The property backs directly onto the sun-drenched Policeman Creek environmental reserve, offering tranquil south-facing views, easy access to scenic trails, and a peaceful natural setting that guests and owners alike will love. Wake up to the sounds of nature while being just steps from cafes, restaurants, and shops—blending serenity with walkable convenience.

Zoned for tourist use and ideal for short-term rentals, this unit has been previously rented long-term and is priced to give buyers room to upgrade and furnish to their style. As Canmore continues to grow, properties in walkable downtown locations like this will command stronger average daily rental rates and experience long-term demand appreciation. With in-floor radiant heat, underground parking, and a premium location that checks every box, this is an incredible chance to secure a cash-flowing asset in the heart of town. Don't miss out—opportunities like this are rare.

Built in 2000

## Essential Information



MLS® #	A2237996
Price	\$855,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	907
Acres	0.02
Year Built	2000
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	203, 743 Railway Avenue
Subdivision	Town Centre_Canmore
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T1W 1P2

### Amenities

Amenities	Elevator(s)
Parking Spaces	1
Parking	Underground
# of Garages	1

### Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas, Standard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Gas, Living Room, Glass Doors
# of Stories	4

### Exterior

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Composite Siding, Stucco, Wood Frame

**Additional Information**

Date Listed	July 9th, 2025
Days on Market	3
Zoning	GD

**Listing Details**

Listing Office	MaxWell Capital Realty
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