

\$1,590,000 - 77 Grotto Road, Harvie Heights

MLS® #A2245106

\$1,590,000

2 Bedroom, 1.00 Bathroom, 953 sqft

Single Family on 0.36 Acres

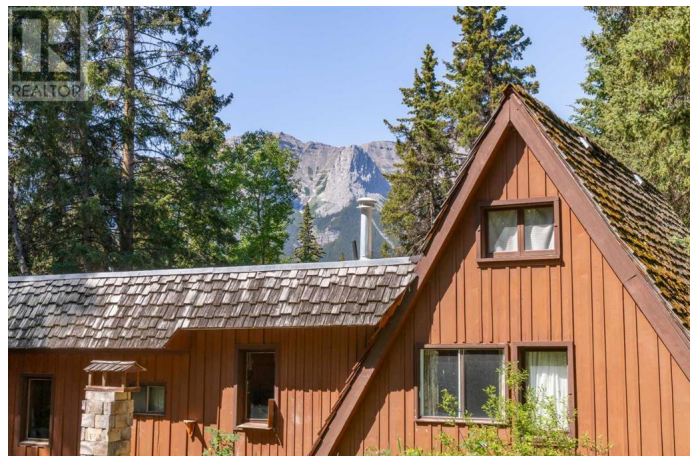
N/A, Harvie Heights, Alberta

Welcome to a truly unique opportunity to own a stunning piece of the Rockies in the sought-after community of Harvie Heights. Nestled between Canmore and Banff, this rare, oversized corner lot offers the perfect blend of tranquility and accessibility - your gateway to adventure and breathtaking views. Wake up each morning to panoramic mountain vistas, breathe in the crisp alpine air, and enjoy the peace of a quiet, low-density community with no tourist crowds - just pure Rocky Mountain serenity. With direct access to hiking and biking trails, world-class skiing, a 5 minute drive to Banff National Park Gates, and all amenities needed just minutes away in Canmore, this location is truly an outdoor enthusiast's dream. Plus, you will have access to the Community Hall, outdoor skating rink, tennis court, and playground. This is your chance to build the mountain retreat you've always envisioned - a modern escape, a cozy cabin, or a full-time residence to soak in the best of the Bow Valley. Opportunities like this don't come up often! Harvie Heights is one of the few communities in the area left where zoning only allows single-family homes to be built. Your mountain escape awaits in one of Alberta's best kept secrets! (id:6289)

Built in 1958

Essential Information

Listing # A2245106



Price	\$1,590,000
Bedrooms	2
Bathrooms	1.00
Square Footage	953
Acres	0.36
Year Built	1958
Type	Single Family
Sub-Type	Freehold
Style	Cottage

Community Information

Address	77 Grotto Road
Subdivision	N/A
City	Harvie Heights
Province	Alberta
Postal Code	T1W2W2

Amenities

Amenities	Playground, Recreation Nearby
Features	Other
Parking Spaces	4
Parking	Detached Garage, Garage, Heated Garage, Oversize, RV
# of Garages	3
View	View

Interior

Appliances	Refrigerator, Stove, Window Coverings, Washer/Dryer Stack-Up
Heating	Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	1

Exterior

Exterior	Wood siding
Construction	Wood frame
Foundation	Block

Listing Details

Listing Office

Royal LePage Benchmark



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