

# \$649,000 - 2, 1302 Bow Valley Trail, Canmore

MLS® #A2169732

**\$649,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Bow Valley Trail, Canmore, Alberta

Prime commercial space for sale in Canmore, Alberta, highly visible, located along Bow Valley Trail. With 850 sq ft, this property is just the right size for your small business.

Featuring the rare advantage of customer parking out front and employee parking out back. With permitted uses ranging from retail, food & beverage to medical, it is adaptable to most small business needs.

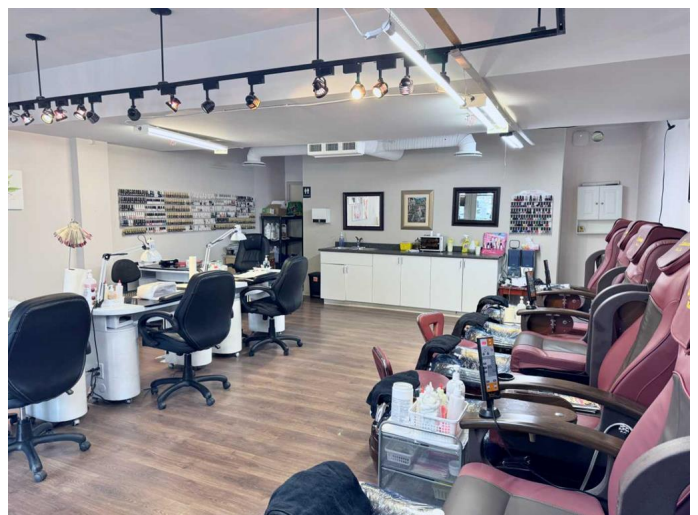
With established, long-standing businesses as your neighbours, you can count on a steady stream of customers in your vicinity. Quick possession is available allowing you to be up and running for the active summer season.

Canmore real estate has consistently proven to be a reliable investment with scarce commercial opportunities. This is your change to secure the future of your business.

Built in 2000

## Essential Information

MLS® #	A2169732
Price	\$649,000
Bathrooms	0.00
Acres	0.00
Year Built	2000
Type	Commercial
Sub-Type	Mixed Use
Status	Active



## Community Information

Address	2, 1302 Bow Valley Trail
Subdivision	Bow Valley Trail
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T1W 1N6

## Additional Information

Date Listed	October 9th, 2024
Days on Market	193
Zoning	BVT-C

## Listing Details

Listing Office	RE/MAX Alpine 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.