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## 107 Larch Place

CanmoreHomes.com



### Single Family Home on a Private Lot in a Convenient Location

Spacious home in a superior location close to walking trails, rec centre, backing onto trees and footsteps to Canmore golf course. Large fenced backyard as well as covered deck with dog run and excellent storage. Private and picturesque front yard with uninterrupted south mountain views. The house has been recently renovated with a new bathroom, flooring, paint as well as a new appliance package and an energy efficient LG washer/dryer.

It features an open concept kitchen, dining and living area. Three bedrooms and a new five piece bath complete the space. The lower level features a fourth spacious bedroom, family room and a second bathroom. A detached insulated garage/studio/workshop with wood burning stove overlooks the creek. Excellent RV and multiple vehicle parking. The home has a federal energy star rating of 80.

Contact me to arrange a private viewing.

### Details

Type of Residence: Single Family Home

Neighborhood: Larch

Square Footage: 2,121 sq.ft.

# of Bedrooms: 4

# of Bathrooms: 2

Special Features:

- Superior Location, Close To Trails, Bow River And Downtown Canmore
- Large, Fenced Backyard Backing Onto Trees
- Recently Renovated
- Two Fireplaces
- Detached Garage

### Photogallery



# Map



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