

\$2,499,000 - 107 Lougheed Circle, Banff

MLS® #A2218696

\$2,499,000

4 Bedroom, 6.00 Bathroom, 3,305 sqft

Single Family on 0.30 Acres

N/A, Banff, Alberta

Once-in-a-generation opportunity to own a home in one of the world's most famous national parks. Welcome to Banff, the most beautiful place in Canada to live, work, and play! A luxurious mountain retreat boasting views of Cascade Mountain and only a 5-minute walk from the iconic Fairmont Banff Springs Hotel and town centre. Located on a quiet cul-de-sac on exclusive Lougheed Circle, this 5,600-sq-ft, 4-bedroom home sits on .3 acres and impresses at first glance with a natural river-rock exterior, heated drive way, mature trees, and meticulous landscaping. Artfully designed with European flair, the interior boasts site-finished maple floors, custom spiral stair/wrought iron railing, exquisite mouldings and millwork, river-rock feature walls, sophisticated hardware, Kallista fixtures, five fireplaces, granite countertops, designer lighting, wall treatments, and user-friendly window coverings. Designed for family and entertaining, this home boasts a cozy living room with gas fireplace, formal dining room for those special occasions, chef's kitchen complete with top-of-line stainless steel Miele and Wolf appliances and a breakfast nook with balcony access where one can enjoy morning coffee with a mountain view. On the main floor, you will also find the luxuriously appointed master retreat with fireplace, dressing room, spa-like ensuite and clawfoot tub. An library/den completes the main floor. Upstairs, you are greeted by an open landing with an additional bedroom and



loft space for what could be a gym or office.
The walkout lower level offers two more bedrooms with a shared ensuite, steam room, sauna, bar, cedar closet, and family room with fireplace that leads out to a year-round breeze room. Only 1.5 hours from Calgary, Banff offers not only a spectacular location but unrivalled outdoor recreational opportunities, and great food and shopping in the heart of the world's most incredible landscape.

(id:6289)

Built in 1996

Essential Information

Listing #	A2218696
Price	\$2,499,000
Bedrooms	4
Bathrooms	6.00
Half Baths	3
Square Footage	3,305
Acres	0.30
Year Built	1996
Type	Single Family
Sub-Type	Leasehold

Community Information

Address	107 Lougheed Circle
Subdivision	N/A
City	Banff
Province	Alberta
Postal Code	T1L1B9

Amenities

Amenities	Golf Course, Park
Features	Cul-de-sac, See remarks, Other, No neighbours behind, Closet Organizers, No Smoking Home, Sauna
Parking Spaces	4
Parking	Attached Garage
# of Garages	2

View View

Interior

Appliances	Refrigerator, Cooktop - Gas, Dishwasher, Oven, Window Coverings, Garage door opener, Washer & Dryer
Heating	Natural gas Other, Forced air, In Floor Heating
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	5
# of Stories	2
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Stone, Stucco
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office Sotheby's International Realty Canada



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