

**14 Antelope Lane
Banff, Alberta**

MLS # A2230449



\$1,050,000

Division:	NONE		
Type:	Residential/Triplex		
Style:	3 (or more) Storey		
Size:	1,116 sq.ft.	Age:	1993 (32 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Driveway		
Lot Size:	0.00 Acre		
Lot Feat:	Low Maintenance Landscape, Street Lighting, Views		

Heating:	In Floor, Forced Air, Natural Gas	Water:	Public
Floors:	Carpet, Laminate	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	\$ 915
Basement:	Finished, Full	LLD:	-
Exterior:	Mixed	Zoning:	RTR
Foundation:	Poured Concrete	Utilities:	Cable, Electricity Connected, Natural Gas Connected,
Features:	Kitchen Island, Open Floorplan, Separate Entrance, Storage, Vaulted Ceiling(s), Walk-In Closet(s)		

Inclusions: N/A

PRICED TO SELL!!!! Discover the unparalleled luxury of living in Tatanga Ridge, where every detail is designed for comfort and style. Spanning over 2,400 sq. ft. of living space, this home features an open floor plan with vaulted ceilings that seamlessly blend the great room, dining area, and kitchen, creating a welcoming environment for both relaxation and entertaining. Large windows on either side offer breathtaking Bow Valley mountain vistas, filling the home with natural light and ensuring every corner is bathed in the beauty of the outdoors. This exceptional home offers 3 spacious bedrooms, 3 bathrooms, a den, and a loft space—perfect for work or leisure. The lower level is equipped with in-floor heating, ensuring warmth and comfort throughout, no matter the season. The double garage with an additional workshop area provides ample storage space and convenience for all your needs. Tatanga Ridge is also designed with safety in mind, featuring a rooftop fire sprinkler system for added peace of mind. Situated at the end of a no-through road, this exclusive location remains one of Banff’s most sought-after addresses, offering privacy and tranquility without compromising on accessibility. Viewings are by appointment only, ensuring a private experience for discerning buyers. This is a rare opportunity to own a piece of Banff’s finest living.