

# \$3,045,000 - 16 Blue Grouse Ridge, Canmore

MLS® #A2260624

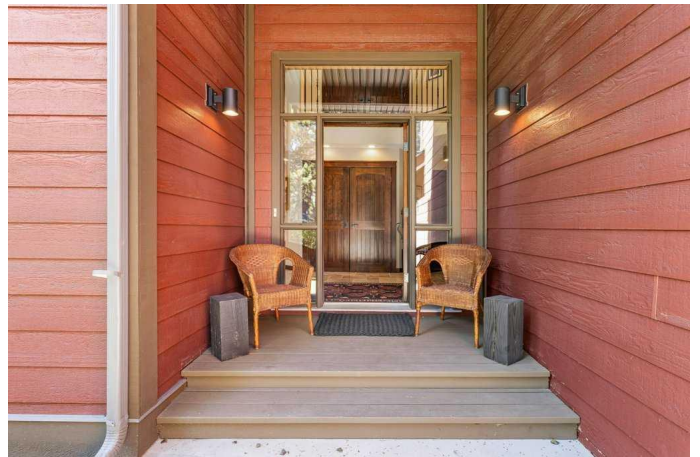
**\$3,045,000**

5 Bedroom, 4.00 Bathroom, 2,659 sqft

Residential on 0.24 Acres

Silvertip, Canmore, Alberta

This 5-bedroom, 4046 sq ft home in the peaceful enclave of Blue Grouse Ridge offers space, comfort and mountain charm. The generous foyer opens into a spacious Great Room, featuring rich walnut flooring. In addition, select sections—such as the foyer, powder room, main-level hallway and mudroom, feature elegant travertine flooring, offering timeless natural stone appeal and durability. The living room boasts a striking rundle stone gas fireplace and vaulted ceilings. The custom kitchen is thoughtfully designed with a premium Wolf Gourmet Range and a large island—perfect for culinary enthusiasts. Also on the main level is a spacious dining room that opens onto a large, sun-filled view deck—complete with a luxurious hot tub, rear yard, and an impressive outdoor stone wood-burning fireplace, ideal for entertaining or relaxing under the stars. The family room, with vaulted ceilings and a cozy riverstone wood-burning fireplace, is framed by French doors that offer privacy. Up the Walnut staircase with elegant wrought-iron railings, you'll find a serene master retreat with vaulted ceilings and a spa-like ensuite, featuring a steam shower and soaker tub. Two additional bedrooms and a four-piece bath complete the upper level. The lower level includes a home theatre room, a gym or games area, two additional bedrooms and a 4-piece bathroom, a wine cellar, an enormous storage room—and in-slab heating throughout for year-round comfort.



Built in 1996

## Essential Information

MLS® #	A2260624
Price	\$3,045,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,659
Acres	0.24
Year Built	1996
Type	Residential
Sub-Type	Detached
Style	3 Storey
Status	Active

## Community Information

Address	16 Blue Grouse Ridge
Subdivision	Silvertip
City	Canmore
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T1W 1L5

## Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached, Driveway, Garage Door Opener, Heated Garage
# of Garages	2

## Interior

Interior Features	Ceiling Fan(s), Closet Organizers, French Door, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Skylight(s), Soaking Tub, Steam Room, Stone Counters, Storage, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Freezer, Garage Control(s), Garburator, Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings, Wine Refrigerator

Heating	In Floor, Forced Air, Natural Gas
Cooling	Full
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Family Room, Gas, Great Room, Wood Burning, Mantle, Masonry, Outside, Raised Hearth
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Balcony, Lighting, Other
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Landscaped, Low Maintenance Landscape, Views
Roof	Asphalt Shingle
Construction	Stone, Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	September 28th, 2025
Days on Market	1
Zoning	R1

## Listing Details

Listing Office	RE/MAX Alpine Realty
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