

# \$3,350,000 - 137 Muskrat Street, Banff

---

MLS® #A2190030

**\$3,350,000**

6 Bedroom, 7.00 Bathroom, 2,306 sqft

Residential on 0.12 Acres

NONE, Banff, Alberta

This unique and spacious lodge, nestled just minutes from downtown Banff, offers an exceptional opportunity to own a beautifully renovated property with a thriving business. Boasting an enviable location that provides easy access to the town's vibrant dining, shopping, and entertainment options, as well as the stunning natural beauty of Banff National Park. The lodge can accommodate up to 12 guests, making it perfect for family reunions, corporate retreats, and special gatherings. The property features a large, fully equipped kitchen, a dining room designed to host large groups in comfort and style, and two cozy living areas offering comfortable seating and entertainment options. Guests enjoy exclusive access to the entire property, ensuring privacy and a truly personalized experience. This is more than just a property; it's a well-established business with a strong reputation for excellence. The blend of historic charm and modern amenities attracts a steady stream of visitors year-round. Seize this rare opportunity to own a piece of Banff's history while enjoying the benefits of a successful hospitality business and continuing its legacy of creating unforgettable experiences in one of Canada's most beloved destinations

Built in 1908

## Essential Information

MLS® #

A2190030



Price	\$3,350,000
Bedrooms	6
Bathrooms	7.00
Full Baths	6
Half Baths	1
Square Footage	2,306
Acres	0.12
Year Built	1908
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	137 Muskrat Street
Subdivision	NONE
City	Banff
County	Improvement District No. 09 (Banff)
Province	Alberta
Postal Code	T1W 1A0

### Amenities

Parking Spaces	6
Parking	Parking Pad

### Interior

Interior Features	Closet Organizers, High Ceilings, Laminate Counters, Open Floorplan
Appliances	Dishwasher, Dryer, Gas Stove, Refrigerator, Washer, Window Coverings
Heating	Fireplace(s), Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Partial, Unfinished

### Exterior

Exterior Features	Garden, Private Entrance
Lot Description	Corner Lot

Roof	Asphalt
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	January 24th, 2025
Days on Market	84
Zoning	Commercial

**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.