



# 816 SILVERTIP HEIGHTS

<https://www.canmore realestate.com/816-silvertip-heights>

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**HAWKER-BETTS**  
REAL ESTATE TEAM



A wooden deck with wicker furniture overlooking a mountain range. The deck is made of light-colored wood and has a dark brown railing. In the foreground, there are several wicker chairs and a small table. The background features a range of snow-capped mountains under a clear blue sky. The text "TIMELESS MASTERPIECE" is overlaid in large white letters across the center of the image.

# TIMELESS MASTERPIECE

ENJOY THE TRANQUIL SETTING WITH  
PANORAMIC MOUNTAIN & VALLEY VIEWS

This timeless ~3,976 sq ft Timber Frame masterpiece of fine craftsmanship & superior materials offers a tranquil setting with panoramic mountain & valley views. The main floor plan is centered around a chef inspired kitchen that is flanked on either side by both warm and inviting dining & living areas with a featured Rundlestone wood burning fireplace & large deck that captures views of Three Sisters past Ha Ling to Mount Rundle & Cascade in Banff National Park. Also on this level is the Master bedroom with large ensuite including steam shower & soaker tub, walk-in closet and access to the sunroom, large patio/hot tub area, laundry, & powder room. The top floor with the character timbers has the ideal guest room, 4 piece bath & family room/office or 4th bedroom overlooking Canmore from another view deck. The lower level has a magnificent family room, wine cellar/tasting room, another bedroom & 4 pce bath plus a workshop/gear/ski tuning room & large double garage.

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 3,976 SQ FT	 DOUBLE GARAGE
 3+ BEDROOMS	 3.5 BATHS



# KITCHEN

The main floor plan is centered around a chef inspired kitchen.



# DINING AREA

Warm and inviting dining & living areas with a featured Rundlestone wood burning fireplace.





# LARGE DECK

Enjoy the large deck that captures views of Three Sisters past Ha Ling to Mount Rundle & Cascade in Banff National Park.



# MASTER BEDROOM

Features a large ensuite including steam shower & soaker tub + walk in closet.





RESORTS IN THE ROCKIES  
CANADIAN PACIFIC

SPRINGSIDE COOKBOOK  
SPIRIT OF CANADA  
GARDENING BASICS



# TOP FLOOR

The top floor with the character timbers has the ideal guest room, 4 piece bath & family room.



# OFFICE

Office or 4th bedroom overlooks Canmore from another view deck.



# LOWER FAMILY ROOM

Relax in front of the fireplace with friends.



**Main Floor**

Exterior Area 1873.00 sq ft





**Upper Floor**  
 Exterior Area 913.82 sq ft





**Lower (Below Grade)**

Exterior Area 1373.22 sq ft



PRESENTED BY  
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REAL ESTATE TEAM



**816 Silvertip Heights**  
Neighbourhood: **Silvertip**



**BRAD HAWKER**  
Broker  
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