# \$670,000 - 25 Fireside Landing, Cochrane

MLS® #A2210941

### \$670,000

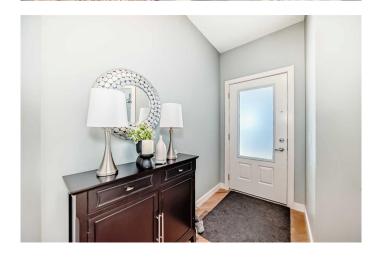
3 Bedroom, 3.00 Bathroom, 1,424 sqft Residential on 0.14 Acres

Fireside, Cochrane, Alberta

Beautiful END UNIT, First time on the market! Welcome to this FULLY FINISHED, 3 bedroom 2.5 bath home. Perfect for couple with kids still at home. Lovingly cared for with an open, modern design. Set away from the boulevard on a guiet, corner lot. Enjoy more yard on the side and back of your home. Inside the OPEN CONCEPT makes for a very bright, spacious feel. Modern Kitchen with island, Granite counters, tasteful lighting and side coffee bar. Appreciate cooking on the GAS STOVE for family and guests. There is plenty of room at 1425 sq. ft. on the main floor. The Master Bedroom comes with a walk in closet and a 5 piece en suite with soaker tub and extra window to let in the natural light! The main floor also is home to a DEN used here as an art studio, and MAINFLOOR Laundry. The Lower level boasts 2 more bedrooms, a 4 piece bath and a LARGE Rec Room with nice big windows. The furnace area is also very large with plenty of storage space. Outside there is a deck, awesome grass area and a side yard., Landscaping with shrubs and trees adds to the natural beauty of the yard. Parking is a breeze with a DOUBLE ATTACHED garage and extra long driveway for additional vehicles. Fireside is a great place to call home with easy access to highway 22 to Highway 1 and the mountains. Schools are close by too! Shopping and restaurants are an easy walk. There is also a park with ponds and walking paths across the boulevard. View this home today and live here tomorrow!







#### **Essential Information**

MLS® # A2210941 Price \$670,000

Bedrooms 3

Bathrooms 3.00

Full Baths 2 Half Baths 1

Square Footage 1,424 Acres 0.14 Year Built 2013

Type Residential

Sub-Type Semi Detached

Style Side by Side, Bungalow

Status Active

## **Community Information**

Address 25 Fireside Landing

Subdivision Fireside City Cochrane

County Rocky View County

Province Alberta
Postal Code T4C0V9

#### **Amenities**

Amenities Visitor Parking

Parking Spaces 5

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan,

Soaking Tub

Appliances Dishwasher, Garage Control(s), Gas Stove, Microwave Hood Fan,

Refrigerator, Washer/Dryer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None Fireplace Yes

# of Fireplaces

Fireplaces Gas, Living Room

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features BBQ gas line

Lot Description Back Yard, Corner Lot, Few Trees, Landscaped, Underground

**Sprinklers** 

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed April 11th, 2025

Days on Market 40

Zoning R-MX

HOA Fees 53

HOA Fees Freq. ANN

## **Listing Details**

Listing Office CIR 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.