

\$539,900 - 36 Heritage Manor, Cochrane

MLS® #A2232403

\$539,900

3 Bedroom, 3.00 Bathroom, 1,538 sqft
Residential on 0.06 Acres

Heritage Hills., Cochrane, Alberta

Home awaits in one of Cochrane’s nature-inspired communities, West Hawk! Offering breathtaking mountain and foothill views, a future school site, a dog park, and direct access to a natural reserve, this community blends convenience with outdoor living. The Soho-D features a WALKOUT BASEMENT, 3 bedrooms, 2.5 bathrooms and a front attached garage. Enjoy extra living space on the main floor with the laundry room on the second floor. The 9-foot ceilings and quartz countertops throughout blends style and functionality for your family to build endless memories. ****PLEASE NOTE**** PICTURES ARE OF SHOWHOME/RENDERINGS; ACTUAL HOME, PLANS, FIXTURES, AND FINISHES MAY VARY AND ARE SUBJECT TO AVAILABILITY/CHANGES WITHOUT NOTICE **** Home is UNDER CONSTRUCTION.**



Built in 2025

Essential Information

| | |
|----------------|-----------|
| MLS® # | A2232403 |
| Price | \$539,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,538 |
| Acres | 0.06 |

| | |
|------------|------------------------|
| Year Built | 2025 |
| Type | Residential |
| Sub-Type | Semi Detached |
| Style | 2 Storey, Side by Side |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 36 Heritage Manor |
| Subdivision | Heritage Hills. |
| City | Cochrane |
| County | Rocky View County |
| Province | Alberta |
| Postal Code | T4C 3K7 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 1 |
| Parking | Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|----------------------------|
| Interior Features | See Remarks |
| Appliances | None |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Has Basement | Yes |
| Basement | Full, Unfinished, Walk-Out |

Exterior

| | |
|-------------------|-----------------|
| Exterior Features | None |
| Lot Description | Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 23rd, 2025 |
| Days on Market | 24 |
| Zoning | R2 |

Listing Details

Listing Office

Century 21 All Stars Realty Ltd.

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