

59, 28 Heritage Drive  
Cochrane, Alberta

MLS # A2182237



\$394,900

|             |                                       |            |        |
|-------------|---------------------------------------|------------|--------|
| Heating:    | Forced Air                            | Water:     | -      |
| Floors:     | Carpet, Linoleum                      | Sewer:     | -      |
| Roof:       | Asphalt Shingle                       | Condo Fee: | \$ 350 |
| Basement:   | Finished, Full, Walk-Out To Grade     | LLD:       | -      |
| Exterior:   | Vinyl Siding, Wood Frame              | Zoning:    | R-MD   |
| Foundation: | Poured Concrete                       | Utilities: | -      |
| Features:   | High Ceilings, Kitchen Island, Pantry |            |        |
| Inclusions: | none                                  |            |        |

Welcome to this inviting 4 level split townhome in the beautiful Heritage Hills in Cochrane. Very spacious with big windows! It has 2 huge bedrooms with 4pc ensuite on each and a walk-out finished basement that can be converted into a 3rd bedroom, an office, a family room or a playroom for kids. The living room boasts an elegant 14-foot vaulted ceiling with large windows allowing for an abundance of natural light. No worries with snow and hail as it offers an attached single car garage and a driveway that allows for parking of two vehicles. It also includes a balcony with breathtaking mountains view! easy access to parks, playgrounds and the mountains!