

1704, 250 FIRESIDE VIEW
Cochrane, Alberta

MLS # A2165860



\$449,900

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| Division: | Fireside | | |
| Type: | Residential/Five Plus | | |
| Style: | 3 Storey | | |
| Size: | 1,431 sq.ft. | Age: | 2015 (9 yrs old) |
| Beds: | 3 | Baths: | 2 full / 1 half |
| Garage: | Double Garage Attached | | |
| Lot Size: | 0.03 Acre | | |
| Lot Feat: | Back Lane, Irregular Lot, Landscaped, Street Lighting, Paved | | |

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|--------------------|---------------------------------|-------------------|---|
| Heating: | Forced Air, Natural Gas | Water: | Public |
| Floors: | Laminate | Sewer: | Public Sewer |
| Roof: | Asphalt Shingle | Condo Fee: | \$ 320 |
| Basement: | None | LLD: | - |
| Exterior: | Wood Frame | Zoning: | R-MD |
| Foundation: | Poured Concrete | Utilities: | Electricity, Natural Gas, Phone, Sewer, Water |
| Features: | Kitchen Island, Quartz Counters | | |

Inclusions: N/A

Welcome to this stunning three-story townhouse in the sought-after community of Fireside in Cochrane, where modern living meets small-town charm. This thoughtfully designed home offers an ideal blend of style, comfort, and functionality, perfect for families, professionals, or anyone seeking a vibrant community lifestyle. Upon entering, you'll find a welcoming main floor featuring a versatile office space, perfect for working from home or setting up a cozy den. The main level also features a spacious double car garage with easy access. As you move up to the second floor, you'll be greeted by an open-concept layout filled with natural light. The contemporary kitchen is a chef's delight, showcasing sleek quartz countertops, high-end stainless steel appliances, and ample cabinetry. The adjoining living and dining areas provide the perfect space for entertaining or enjoying everyday moments with family. Head up to the third floor to discover a spacious primary bedroom, complete with a private ensuite that promises comfort and relaxation. Two additional roomy bedrooms offer flexibility for family, guests, or a second office. A conveniently located laundry room rounds out the upper level, ensuring chores are a breeze. This beautiful townhouse is nestled in Fireside, a family-friendly community with parks, playgrounds, schools, shops, and dining options all within walking distance. With easy access to both downtown Calgary and the stunning Rocky Mountains, your next adventure is never far away. Come experience the warmth and charm of this lovely home today!