



GRASSROOTS
REALTY GROUP

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**187 Willow Place
Cochrane, Alberta**

MLS # A2234332



\$700,000

Division:	The Willows		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,917 sq.ft.	Age:	2021 (4 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard		

Heating:	High Efficiency, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame, Wood Siding	Zoning:	R-MX
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Kitchen Island		
Inclusions:	Hot tub		

Welcome to your next adventure in home ownership! This awesome 2-storey home has everything you need and more. With 4 bedrooms, 3.5 bathrooms, and a fully finished basement that includes a bedroom and full bath, there's space for everyone to spread out and relax. Pull into your front-attached double garage, kick off your shoes, and step into comfort. The bright, open layout is perfect for entertaining or just chilling out with family. Head out back and get ready to fall in love with the fully fenced, south-facing yard. Soak in the sunshine or slip into the hot tub and unwind in total privacy. It's your own little slice of paradise. The basement is ready for movie nights, guests, or that teenager who wants their own space. This home brings the good vibes, great space, and all the extras. Come see it before someone else beats you to it!