



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

**1001, 250 Fireside View
Cochrane, Alberta**

MLS # A2235546



\$444,900

Division:	Fireside		
Type:	Residential/Other		
Style:	Bungalow		
Size:	901 sq.ft.	Age:	2017 (8 yrs old)
Beds:	3	Baths:	2
Garage:	Stall		
Lot Size:	0.04 Acre		
Lot Feat:	Other		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt	Condo Fee:	\$ 247
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, Stone, Vinyl Siding, Wood Frame	Zoning:	R-MD
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, No Smoking Home, Quartz Counters		

Inclusions: Large wall picture at the bottom of the stairway, decorative wall mirror in the lower level recreation / family room, large picture above the table in the lower level recreation / family room, large picture in the nursery bedroom on the main level.

Welcome to this beautiful BUNGALOW-style end unit condominium in Cochrane's sought-after Fireside community! On the main level of this home you will find the beautiful upscale kitchen with stainless steel appliances and quartz counter tops, island, ample cabinets, 2 spacious bedrooms, 1 full bathroom, an open-concept main floor with modern finishes and a bright, welcoming layout. Originally a Calbridge show home, you will notice the upgrades and beautiful finishes throughout. The fully finished basement adds a spacious family/recreation room, an additional bedroom, office space, another full bathroom, a generous storage room, laundry room with full size washer and dryer, and more storage space in the furnace room! Enjoy the convenience of a titled partially covered parking stall just steps outside your door and a cozy partially covered front patio. All this within walking distance to parks, pathways, nature ponds, schools, shops and restaurants. With quick and easy access to the # 22 highway, you are off to your work or adventure in no time! Ideal for downsizers, first-time home buyers, or anyone seeking low-maintenance living with extra space to stretch out. These bungalow style condominiums do not come available often so be sure to book your viewing with your favourite Real Estate Agent now!