



GRASSROOTS
REALTY GROUP

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**1009, 250 Fireside View
Cochrane, Alberta**

MLS # A2250463



\$369,900

Division:	Fireside		
Type:	Residential/Five Plus		
Style:	3 (or more) Storey		
Size:	1,132 sq.ft.	Age:	2017 (8 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Paved, Stall, Titled		
Lot Size:	-		
Lot Feat:	Back Lane, Landscaped, Paved, Street Lighting		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 339
Basement:	None	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-MD
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Closet Organizers, Open Floorplan		
Inclusions:	Not applicable		

Welcome to this beautifully maintained 2-bedroom, 1.5-bathroom townhome in the vibrant community of Fireside—an inviting place to call home. From the spacious entryway, step into the bright and open main floor featuring 9-foot ceilings, large windows, and a welcoming living room with access to your first private balcony—perfect for morning coffee or summer BBQs. The modern kitchen is designed with both function and style in mind, offering a large island, stainless steel appliances, and seamless flow into the dining area for effortless entertaining. Upstairs, you’ll find two comfortable bedrooms, a full 4-piece bathroom, and a convenient laundry area with a full-sized washer and dryer. The primary retreat is a true highlight with a walk-in closet and its own second private balcony—a peaceful space to unwind at the end of the day. This home also comes with its own parking stall and a heated storage unit, providing the extra space you’ve been looking for. The pet-friendly complex takes care of snow removal and landscaping, so you can spend more time enjoying the community. With parks, shops, restaurants, and schools just steps away—and easy access to both the city and the mountains—this townhome blends everyday comfort with an active lifestyle. Available for immediate possession—book your private showing today!