



GRASSROOTS
REALTY GROUP

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

**355 Fireside Drive
Cochrane, Alberta**

MLS # A2256331



\$514,900

Division:	Fireside		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,480 sq.ft.	Age:	2025 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Parking Pad		
Lot Size:	0.06 Acre		
Lot Feat:	Level, Low Maintenance Landscape, Street Lighting		

Heating: Forced Air, Natural Gas

Floors: Carpet, Vinyl Plank

Roof: Asphalt Shingle

Basement: Full

Exterior: Vinyl Siding, Wood Frame

Foundation: Poured Concrete

Features: Bathroom Rough-in, Double Vanity, Kitchen Island, Pantry, Separate Entrance, Walk-In Closet(s)

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-MX

Utilities: -

Inclusions: N/A

The Oscar model by Genesis Homes is now available at 355 Fireside Drive in Cochrane. This thoughtfully designed home includes key upgrades such as railing, gas line to the range, gas line to the BBQ, side entry, and a 9' foundation for added space and flexibility. Basement rough-ins are also included, offering potential future development. Fireside is one of Cochrane's most desirable communities, offering small-town charm with convenient access to Calgary. Built with Genesis Homes' commitment to quality craftsmanship and modern living, this home blends function with style. Photos are representative.