



**8 Heritage Link
Cochrane, Alberta**

MLS # A2275137



\$750,645

Division: Heritage Hills

Type: Residential/House

Style: 2 Storey

Size: 2,296 sq.ft. **Age:** 2025 (1 yrs old)

Beds: 3 **Baths:** 2 full / 1 half

Garage: Double Garage Attached

Lot Size: 0.09 Acre

Lot Feat: Back Yard, Street Lighting

Heating: Forced Air, Natural Gas

Water: -

Floors: Carpet, Vinyl Plank

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Full

LLD: -

Exterior: Brick, Cement Fiber Board, Composite Siding, Metal Siding, Vinyl Siding, ~~Zoning~~ **Exterior:** R-MX

Foundation: Poured Concrete

Utilities: -

Features: Bathroom Rough-in, Chandelier, Closet Organizers, Double Vanity, French Door, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Smart Home, Soaking Tub, Walk-In Closet(s)

Inclusions: N/A

Amazing mountain views from this West-facing walkout backyard! The Hadley features a flowing open concept design that starts right as you enter, offering an open-to-above foyer and walk-through mudroom that leads into the walk-through pantry. The central kitchen features a large island overlooking the spacious great room and dining area, which are located near the back of the home. Heading upwards, the second level has a spacious bonus room, laundry room, full bathroom and two secondary bedrooms. A bridge over the foyer leads to the primary bedroom, boasting a large ensuite and a walk-through closet conveniently leading to the laundry room.