



**604, 525 River Heights Drive
Cochrane, Alberta**

MLS # A2192806



\$489,069

Division:	River Song		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,286 sq.ft.	Age:	2025 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Parking Pad		
Lot Size:	0.06 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 287
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-M
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Open Floorplan		

Inclusions: N/A

QUICK POSSESSION. MARCH MOVE-IN! Welcome to Freestone! Expertly crafted by award winning builder Renova Homes. These brand new townhomes are ideally located at the corner of River Heights Drive & Riviera Way, close to all of Cochrane's main amenities & provides easy access to Hwy 22 & 1A for commuters. Located away from the main road, this unit offers a large fenced yard (approx 55 feet deep!) for your kids (or dogs!) to enjoy, and nearly 1300 Sq Ft of open concept living on 2 floors, with 3 bedrooms & 2 1/2 baths. There's also a full basement, which, if developed, could add another bedroom, full bath, & Rec Room, & close to 500 Sq Ft of additional living space! Upscale finishes include luxury vinyl plank flooring, quartz counter tops, etc! Freestone townhomes offer great value. Visit the sales center, open 2-8pm Mon-Wed, 12-5pm Sat/Sun & Holidays. Pictures are from the Show Home.