

# \$579,900 - 187 Heritage Heights, Cochrane

MLS® #A2229614

**\$579,900**

3 Bedroom, 4.00 Bathroom, 1,569 sqft

Residential on 0.06 Acres

Heritage Hills., Cochrane, Alberta

Discover the charm of Heritage Hills in Cochrane with this inviting semi-detached home, crafted with quality by Stepper Homes. Set within a welcoming community, this neighbourhood boasts scenic walking and biking paths, local playgrounds, and convenient proximity to shopping, making it perfect for families and outdoor enthusiasts alike. This stylish two-story, side-by-side duplex combines modern elegance with functional design, offering over 2,096 square feet of living space featuring 9 ft ceilings on the main floor. Built with Stepper Homes' signature attention to detail, the heart of the home is the thoughtfully laid-out kitchen, featuring a generous island, gas stove, and recessed lighting that creates a warm, inviting atmosphere. Ample storage and a dedicated pantry add convenience for any culinary endeavour, while the adjoining dining area is perfect for family gatherings. Upstairs, three spacious bedrooms await, including a serene primary suite with a walk-in closet and a private three-piece ensuite, offering a peaceful retreat. Two additional bedrooms share a well-appointed bathroom, with laundry facilities conveniently located on this floor. The finished basement expands your living space with a versatile game room, a flex space ideal for a home office or gym, and an additional full bathroom, ensuring comfort and convenience for guests. Step outside to enjoy a fenced backyard, where you can relax on your private deck or enjoy easy access to outdoor storage.



This home also includes an attached single-car garage and additional driveway parking. Ready to experience life in Heritage Hills? Schedule a viewing today and see why this home is a perfect fit for your lifestyle!

Built in 2019

### Essential Information

MLS® #	A2229614
Price	\$579,900
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,569
Acres	0.06
Year Built	2019
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	187 Heritage Heights
Subdivision	Heritage Hills.
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C2J8

### Amenities

Parking Spaces	2
Parking	Driveway, Garage Faces Front, Single Garage Attached
# of Garages	1

### Interior

Interior Features	Kitchen Island, Open Floorplan, Recessed Lighting, Walk-In Closet(s)
Appliances	Dishwasher, Garage Control(s), Gas Stove, Microwave, Refrigerator,

	Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Storage
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	June 10th, 2025
Days on Market	5
Zoning	R-MX

## Listing Details

Listing Office	Coldwell Banker Mountain Central
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