

# \$314,500 - 2204, 505 Railway Street W, Cochrane

MLS® #A2262926

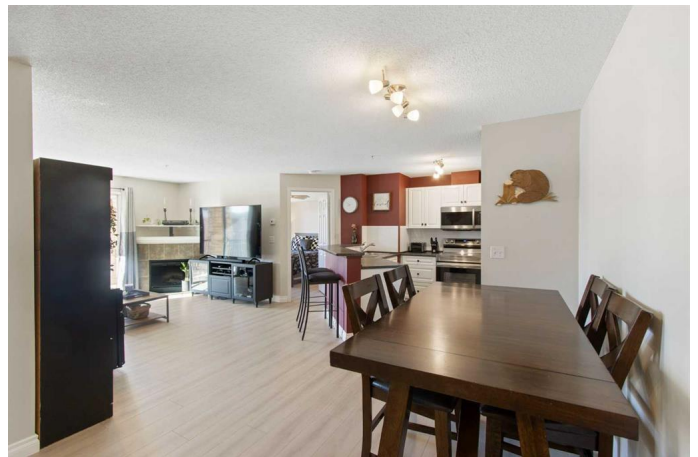
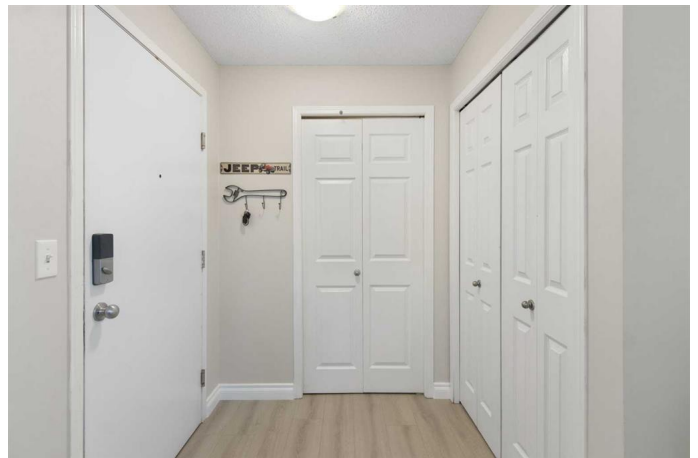
**\$314,500**

2 Bedroom, 2.00 Bathroom, 836 sqft

Residential on 0.02 Acres

Downtown, Cochrane, Alberta

Welcome to this bright and spacious 2-bedroom, 2-bathroom condo ideally located in downtown Cochrane—just steps away from shopping, dining, and amenities. This home has been thoughtfully updated with modern finishes and offers a perfect blend of comfort and convenience. Step into the open-concept living space featuring brand new laminate flooring and baseboards, complemented by fresh paint throughout (updated Sept 2025). The kitchen is a standout with its peninsula layout, offering ample counter space, storage, and stainless steel appliances (updated July 2023). The dining area flows seamlessly into a cozy living room with a electric fireplace, creating a warm ambiance. Sliding doors lead to a balcony, perfect for your morning coffee or evening unwind. The primary bedroom is thoughtfully designed with a walk-through closet and a private 3-piece ensuite. The second bedroom is conveniently located next to the 4-piece main bath, perfect for kids, guests or a home office setup. Additional features include in-unit laundry with a washer and dryer (updated Nov 2022) and plenty of storage throughout. The unit has an assigned parking spot. Located in the heart of downtown, this condo is nestled in a vibrant, walkable neighborhood surrounded by restaurants, grocery stores, pharmacies, entertainment venues, and more. Book your showing today to find out why Living in Cochrane is Loving where you Live!



Built in 2006

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2262926          |
| Price          | \$314,500         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 836               |
| Acres          | 0.02              |
| Year Built     | 2006              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 2204, 505 Railway Street W |
| Subdivision | Downtown                   |
| City        | Cochrane                   |
| County      | Rocky View County          |
| Province    | Alberta                    |
| Postal Code | T4C 2K9                    |

## Amenities

|                |                                  |
|----------------|----------------------------------|
| Amenities      | Elevator(s), Snow Removal, Trash |
| Parking Spaces | 1                                |
| Parking        | Assigned, Stall                  |

## Interior

|                   |                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------|
| Interior Features | Laminate Counters, Open Floorplan, Walk-In Closet(s), Breakfast Bar                         |
| Appliances        | Dishwasher, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, Electric Oven |
| Heating           | Baseboard, Hot Water                                                                        |
| Cooling           | None                                                                                        |
| Fireplace         | Yes                                                                                         |
| # of Fireplaces   | 1                                                                                           |
| Fireplaces        | Electric                                                                                    |
| # of Stories      | 4                                                                                           |

**Exterior**

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Balcony                         |
| Construction      | Stone, Vinyl Siding, Wood Frame |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 7th, 2025 |
| Days on Market | 11                |
| Zoning         | C-G               |

**Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | Royal LePage Benchmark |
|----------------|------------------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.