



## 393 River Heights Drive Cochrane Alberta

\$689,900

393 River Heights Dr! DEVELOPED BASEMENT! Located in a vibrant community, you'll have easy access to scenic walking trails, essential amenities, and a nearby high school. Welcome to this beautiful 1997 sq/ft 2-storey home, where modern comforts meet timeless elegance. The heart of the home, a gourmet kitchen, features sleek granite countertops, a large island, and top-of-the-line stainless steel appliances, making it an entertainer's dream. Upstairs, you'll find a cozy bonus room--perfect for movie nights or a home office--alongside three generously sized bedrooms. The primary suite is a true retreat, offering ample space for king-sized furnishings. The spa-like ensuite, complete with dual sinks, a soaker tub, and a separate shower, promises a serene escape after a long day. With 9ft ceilings and an open-concept layout on the main floor, the living space feels bright and inviting. The walk-through pantry, main floor laundry, and a fully insulated, dry-walled garage add both convenience and practicality. The finished basement extends your living space, featuring a spacious rec room, a fourth bedroom, and a rough-in for a future bathroom--ideal for guests or a growing family. But the charm doesn't stop indoors. Imagine unwinding on your deck, soaking up the sun in your fully landscaped/fenced backyard. Ready to make a move? Call today to book your personal viewing! (id:6769)

Bedroom 9.83 Ft x 10.83 Ft  
Bedroom 9.83 Ft x 10.92 Ft  
Bonus Room 13.83 Ft x 11.92 Ft  
Primary Bedroom 14.25 Ft x 15.67 Ft  
5pc Bathroom Measurements not available  
4pc Bathroom Measurements not available  
Bedroom 10.08 Ft x 10.50 Ft  
Furnace 12.08 Ft x 14.25 Ft

Recreational, Games room 25.67 Ft x 14.33 Ft  
2pc Bathroom Measurements not available  
Dining room 17.17 Ft x 9.00 Ft  
Foyer 10.50 Ft x 12.83 Ft  
Kitchen 12.42 Ft x 12.67 Ft  
Laundry room 6.92 Ft x 8.58 Ft  
Living room 14.50 Ft x 14.75 Ft

Listing Presented By:



Originally Listed by:  
Coldwell Banker United

<https://www.crchomes.ca/>



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**Mirror**

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
arobinson@cirrealty.ca