



## 2 Fireside Point Cochrane Alberta

\$898,000

This Elegant and Fresh Janssen Homes Ltd Build is nearing completion and can be ready for the end of October and just in time to celebrate Halloween! This beautiful home is located on a corner lot backing onto a small park where you will find the community gardens and access to walking paths. It is within walking distance to Schools, main parks and shopping. With extensive upgrades in one of the most family friendly Cochrane communities, Fireside. This home is under construction and will have 2,238 sq.ft. 3 bedroom, 2.5 bath, 2-storey of sublime space and will be completed with superior extras and finishing's. Main floor open-concept layout includes living room with fireplace, gourmet kitchen with upgraded full height kitchen cabinets, soft close drawers/doors, quartz counters, undermount sink, island with eating bar, plus 5 S/S appliances. Large, bright dining area with 8' sliding doors opening onto spacious deck & yard. Upper stairwell is open from below to upper floor adding even more light in this gorgeous home. Upper level includes primary retreat, ensuite with soaker tub, separate walk-in tiled shower, dual sinks, walk-through closet to laundry room, an additional 4-pce bath, two more bedrooms & spacious Bonus Room capped with a painted tray ceiling!. This home has a full-sized 26'x24' (WOW) double attached garage with operator. Additional Features Include: 9' main floor ceilings, 8' main floor interior doors, luxury vinyl plank, railing with metal spindles, gas fireplace with tile surround, tiled backsplash, primary ensuite, main bath, half bath AND laundry come with quartz countertops and Delta Trinsic chrome fixtures, infloor heat in primary ensuite and tiled shower with 10ml glass. All closets and pantry are furnished with on site built in shelving! A Spacious 10'/12' x 28' rear deck is also included! Complimented added features - AC Roughed i...

Great room 16.00 Ft x 14.00 Ft  
 Other 12.50 Ft x 12.83 Ft  
 Kitchen 10.33 Ft x 15.08 Ft  
 Other 9.00 Ft x 8.58 Ft  
 2pc Bathroom Measurements not available  
 Bonus Room 16.00 Ft x 13.67 Ft

Bedroom 12.00 Ft x 9.33 Ft  
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 Laundry room 6.25 Ft x 6.75 Ft  
 5pc Bathroom Measurements not available  
 4pc Bathroom Measurements not available  
 Primary Bedroom 16.58 Ft x 13.00 Ft

Listing Presented By:



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 Royal LePage Benchmark



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