



110 Palomino Street Cochrane Alberta

\$600,000

Investor Alert on this detached home with LEGAL Basement Suite. This home is upgraded throughout with Luxury Vinyl plank on the main and basement, and plush carpet rounding out the upper level. All counters are Quartz which adds to the appeal whether you are living in the home or renting out both units. Located in family-friendly Heartland, minutes from the river, pathways, parks and schools. Only 2 blocks from both the current shopping center and the future school site, this home delivers great value no matter what it's use. You could easily enjoy the open concept main home, while using the legal suite as a mortgage helper. The beautifully upgraded kitchen gives you built in microwave in the island, a range hood-fan and all stainless appliances. The upper level has a primary bedroom with en-suite and large walk-in closet. An additional 2 bedrooms and full bathroom finish off the floor. The 1-bedroom legal basement suite has a separate entrance, a large bedroom, full bathroom and open concept kitchen/living area. Not only does each unit have laundry included, there are 2 hot water tanks and 2 furnaces rounding out the mechanical. Behind the home is a triple parking pad ensuring off-street parking for everyone. **Photos are from prior to tenants moving in** (id:6769)

Living room 13.50 Ft x 16.08 Ft

Dining room 12.50 Ft x 14.67 Ft

2pc Bathroom Measurements not available

Primary Bedroom 11.00 Ft x 11.67 Ft

4pc Bathroom Measurements not available

4pc Bathroom Measurements not available

Bedroom 9.00 Ft x 11.00 Ft

Bedroom 9.58 Ft x 9.08 Ft

Bedroom 8.75 Ft x 11.75 Ft

Kitchen 7.67 Ft x 10.33 Ft

Living room/Dining room 17.33 Ft x 10.50 Ft

Listing Presented By:



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