

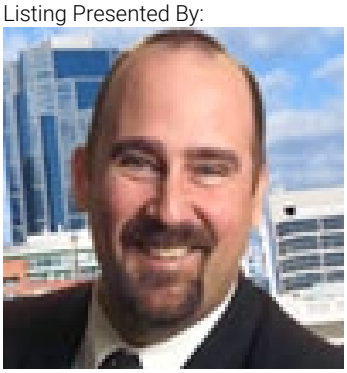
153 Emberside Hollow Cochrane Alberta

$484,900

READY FOR IMMEDIATE POSSESSION! WELCOME TO 153 EMBERSIDE HOLLOW, a practically brand-new, modern half duplex by award-winning GENESIS BUILDERS in the sought-after Cochrane community of FIRESIDE. Just steps from CAPTAIN HUW JEFFERIES PARK and surrounded by PLAYGROUNDS, WALKING PATHS, and the popular BIKE PUMP TRACK, this family-friendly neighbourhood is made for morning walks, evening bike rides, and weekends exploring everything Cochrane has to offer. Built in 2024, this home offers approximately 1,486 SQ FT (RMS) of thoughtfully designed living space with 3 BEDROOMS and 2.5 BATHROOMS, with NO GST to pay and NO WAITING on construction. The bright, OPEN-CONCEPT MAIN FLOOR with 9' CEILINGS welcomes you through a FRONT FOYER, with a practical MUDROOM at the back to keep everyday life organized. The spacious LIVING ROOM (16'5" x 13'5") flows into a generous DINING AREA (14'11" x 9'8"), perfect for family dinners and entertaining. The KITCHEN is the heart of the home, featuring QUARTZ COUNTERTOPS, a DESIGNER TILE BACKSPLASH, a DOUBLE UNDERMOUNT SINK, a STAINLESS STEEL APPLIANCE PACKAGE, and a convenient PANTRY. A 2-PIECE POWDER ROOM completes the main level. Upstairs, the PRIMARY RETREAT (13'6" x 11'10") offers a WALK-IN CLOSET and a SPA-INSPIRED 4-PIECE ENSUITE with QUARTZ COUNTERTOPS, a TILED SHOWER, and a GLASS DOOR. Two additional well-sized BEDROOMS, a full 4-PIECE BATHROOM, and a dedicated UPPER-FLOOR LAUNDRY ROOM make daily routines easy. Smart features include a RING VIDEO DOORBELL and a KEYPAD FRONT DEADBOLT for added convenience and peace of mind. The UNFINISHED BASEMENT offers room to grow and add future living space tailored to your lifestyle. Outside, the approximately 24 FT x 115 FT lot features a FULLY FENCED, SOUTH-FACING BACKYARD, perfect for soaking up sunny Alberta days, plus a GRAVEL PARKING PAD off the rear lane. With two schools, local shops, cafes...

4pc Bathroom 8.42 Ft x 4.92 Ft
4pc Bathroom 6.92 Ft x 8.08 Ft
Bedroom 9.33 Ft x 10.33 Ft
Bedroom 9.42 Ft x 11.00 Ft
Primary Bedroom 11.83 Ft x 13.50 Ft
2pc Bathroom 4.92 Ft x 5.50 Ft
Dining room 14.92 Ft x 9.67 Ft
Kitchen 11.83 Ft x 11.42 Ft

Listing Presented By:



Originally Listed by:
Real Broker

RE/MAX Realty Professionals

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Laundry room 8.08 Ft x 5.00 Ft

Living room 16.42 Ft x 13.42 Ft