



40 Glenpatrick Crescent Cochrane Alberta

\$459,500

FALL IN LOVE with this wonderfully pampered home with over 1500 square feet of developed living space. CENTRAL AIR CONDITIONING. Beautiful, custom built deck on the south side of the home where you can relax after work and enjoy your favourite beverage. Double attached garage. Well-maintained HOT TUB and it's included! Stainless steel appliances. Large family room in the lower level. Parking for an RV. Cochrane Rodeo Grounds close by. 3 bedrooms and 3 bathrooms. Blink security camera included (no contract). Fresh paint. New roof in 2025. LOW MAINTENANCE YARD! Move in ready. All of this and a MOUNTAIN VIEW from your main floor, WEST FACING balcony. We look forward to your visit. (id:6769)

2pc Bathroom Measurements not available

Family room 24.67 Ft x 11.58 Ft

Living room 18.75 Ft x 12.42 Ft

Dining room 10.92 Ft x 8.00 Ft

Primary Bedroom 10.92 Ft x 12.08 Ft

Bedroom 10.75 Ft x 9.00 Ft

Bedroom 9.58 Ft x 9.00 Ft

3pc Bathroom Measurements not available

4pc Bathroom Measurements not available

Listing Presented By:



Originally Listed by:
Greater Calgary Real Estate

RE/MAX Realty Professionals

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