



62 Agate Road Cochrane Alberta

\$484,900

**** Open House at showhome - 120 Clydesdale Ave, Cochrane - Dec. 17th 5:30-7:30pm, Dec. 18th 12:30-3:30pm, Dec. 20th 12-3pm, Dec. 21st 1-4pm and Dec. 22nd 3-6pm **** Welcome home to the Talo by Rohit Homes--an intelligently designed 1,506 sq ft side-by-side duplex with a walkout basement and rear parking pad, located in a thoughtfully planned community. This stylish and functional home is perfect for families, first-time buyers, or anyone seeking modern comfort in a well-designed space. The main floor features a spacious kitchen with a central island that comfortably seats four--ideal for casual dining or entertaining. A rear entry with built-in coat hooks and a bench adds everyday convenience and thoughtful design. Upstairs, enjoy a layout built for privacy and functionality. The primary suite is tucked away on one side, while two secondary bedrooms are on the other, separated by a central flex room and a convenient laundry area. The flex space offers endless possibilities--perfect for a home office, play area, or cozy reading nook. Additional features include a walkout basement ready for future development, and a rear parking pad offers dedicated, off-street parking. Photos are representative and interior colours may vary. (id:6769)

Recreational, Games room 39.75 Ft x 16.17 Ft

Other 7.75 Ft x 5.00 Ft

2pc Bathroom 7.58 Ft x 2.92 Ft

Kitchen 13.00 Ft x 8.50 Ft

Dining room 16.33 Ft x 8.33 Ft

Living room 19.08 Ft x 12.92 Ft

Other 5.33 Ft x 5.67 Ft

Bedroom 10.83 Ft x 8.25 Ft

Bedroom 10.67 Ft x 8.42 Ft

Laundry room 5.42 Ft x 4.42 Ft

4pc Bathroom 8.58 Ft x 4.92 Ft

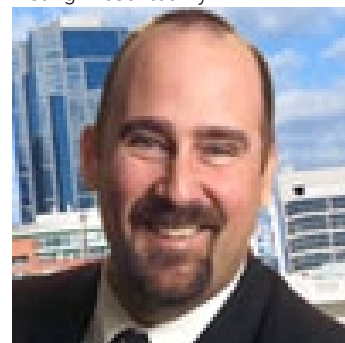
Bonus Room 11.83 Ft x 8.00 Ft

Primary Bedroom 13.83 Ft x 11.75 Ft

4pc Bathroom 9.00 Ft x 4.92 Ft

Other 7.08 Ft x 4.50 Ft

Listing Presented By:



Originally Listed by:
eXp Realty

<http://mattgreenham.exprealty.com/>

RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca