\$380,000 - 17, 41 Glenbrook Crescent, Cochrane

MLS® #A2206932

\$380,000

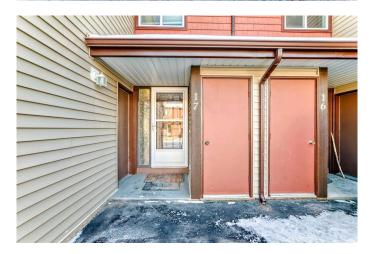
3 Bedroom, 3.00 Bathroom, 1,148 sqft Residential on 0.06 Acres

Glenbow, Cochrane, Alberta

DON'T MISS OUT on a CHANCE to OWN this BEAUTIFUL TWO-STOREY TOWNHOME. NESTLEDÂ beside the BREATHTAKING NATURAL BEAUTY of BIGHILL CREEK RAVINE. This CHARMING and WELL-MANAGED COMPLEX consists of 20 Townhomes and is just Blocks away from the **HEART of DOWNTOWN in the HISTORIC** PART OF CENTRAL COCHRANE, with SEVERAL KILOMETERS of WALKING TRAILS NEARBY. This TOWNHOME Offers ALMOST 1,600 SQUARE FEET of DEVELOPED SPACE, FEATURING THREE BEDROOMS, a BONUS ROOM That can be easily CONVERTED into ANOTHER BEDROOM, and Three Bathrooms. You will also ENJOY THE CONVENIENCE of a SINGLE ATTACHED GARAGE and a PARKING PAD for a SECOND CAR. ADDITIONALLY, There is a CONVENIENT OUTDOOR STORAGE ROOM NEXT TO THE ENTRANCE-EVERYTHING YOU NEED TO DO IS MOVE IN and ENJOY. The MAIN FLOOR BOAST a FANTASTIC LIVING SPACE with BEAUTIFUL LAMINATE FLOORING, a COZY FIREPLACE, a VAULTED CEILING in the LIVING ROOM, and LARGE WINDOWS that let in PLENTY OF NATURAL LIGHT, GIVING THE HOME a VIBRANT ENERGY. THE SPACIOUS DINING and KITCHEN AREA includes AMPLE WHITE CABINETS for all your KITCHEN GADGETS. You can also step out and RELAX in the Private Backyard and CREATE LASTING







MEMORIES, WHETHER it be a BARBECUE, or PLAYTIME FOR THE KIDS. Upstairs, YOU will Find TWO INVITING BEDROOMS, a FULL BATHROOM, a Bonus Room, and CONVENIENT LAUNDRY FACILITIES, TOPPED OFF with a Half Bath on the Main Floor, The SPACIOUS and BRIGHT FAMILY ROOM in the Basement is PERFECT for ENTERTAINING GUESTS or ENJOYING FAMILY MOVIE NIGHTS and FEATURES PLENTIFUL STORAGE, an ADDITIONAL BEDROOM, and a FLEX ROOM. A HOUSE Like this Does not Come along very Often in this COMPLEX. This is the PERFECT PROPERTY YOU Have been DREAMING OF, OFFERING the LIFESTYLE YOU TRULY DESERVE. Call NOW to SCHEDULE your PRIVATE SHOWING before it's Gone!!!

Built in 1979

Essential Information

MLS® # A2206932 Price \$380,000

Bedrooms 3

Bathrooms 3.00

Full Baths 1
Half Baths 2

Square Footage 1,148

Acres 0.06 Year Built 1979

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

Community Information

Address 17, 41 Glenbrook Crescent

Subdivision Glenbow City Cochrane

County Rocky View County

Province Alberta
Postal Code T4C 1E9

Amenities

Amenities Park, Parking, Playground, Storage, Visitor Parking

Parking Spaces 2

Parking Parking Pad, Single Garage Attached, Carport

of Garages 1

Interior

Interior Features Breakfast Bar, High Ceilings, Laminate Counters, No Smoking Home,

Open Floorplan, Vinyl Windows

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator,

Washer, Window Coverings

Heating Forced Air

Cooling None
Fireplace Yes
of Fireplaces 1

Fireplaces Wood Burning

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Private Entrance, Private Yard, Storage

Lot Description Back Yard, Landscaped, Low Maintenance Landscape, Private

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Poured Concrete

Additional Information

Date Listed March 30th, 2025

Days on Market 4

Zoning R-MX

Listing Details

Listing Office MaxWell Canyon Creek

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