

\$509,999 - 24 Heritage Vista, Cochrane

MLS® #A2247643

\$509,999

4 Bedroom, 3.00 Bathroom, 1,396 sqft

Residential on 0.06 Acres

Heritage Hills., Cochrane, Alberta

Welcome to 24 Heritage Vista – Style,
Space & Serenity in Heritage Hills

Tucked in the heart of scenic Heritage Hills, this beautiful end-unit row home blends comfort, functionality, and modern style – with no condo fees. Offering nearly 1,400 sq. ft. of thoughtfully designed living, you™ll find 4 bedrooms and 2.5 bathrooms, including a fully finished bedroom in the partially developed basement – perfect for guests, a home office, or a quiet hideaway. The basement™s brand-new flooring creates a warm, inviting space ideal for movie nights or weekend lounging. The bright, open-concept main floor is flooded with natural light thanks to extra end-unit windows. The spacious living room flows seamlessly into the modern kitchen and dining area, featuring a large island, sleek appliances, and plenty of prep space – ideal for everyday living and entertaining. Upstairs, you™ll find three comfortable bedrooms, including a generous primary suite with a soaker tub ensuite – your own personal retreat. Top-floor laundry adds everyday convenience.

Upgrades include: central air conditioning, water softener, single attached garage with storage. Step outside to a southwest-facing backyard that backs onto a green belt with beautiful mountain views. From sunrise coffee to sunset relaxation, this peaceful outdoor escape is yours to enjoy.

Don™t wait – book your showing today!



Built in 2017

Essential Information

MLS® #	A2247643
Price	\$509,999
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,396
Acres	0.06
Year Built	2017
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	24 Heritage Vista
Subdivision	Heritage Hills.
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 2N6

Amenities

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Closet Organizers, Kitchen Island, No Smoking Home, Open Floorplan, Soaking Tub
Appliances	Dishwasher, Oven, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Balcony
Lot Description	Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 12th, 2025
Days on Market	12
Zoning	R-MD

Listing Details

Listing Office	Real Broker
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