

# \$558,000 - 11 Fireside Burrow, Cochrane

MLS® #A2233166

**\$558,000**

4 Bedroom, 4.00 Bathroom, 1,569 sqft

Residential on 0.08 Acres

Fireside, Cochrane, Alberta

FINISHED BASEMENT | FOUR BEDROOM | MAIN FLOOR OFFICE | STEPS AWAY FROM SCHOOLS | Welcome to your new home at 11 Fireside Burrow! This spacious home offers a fantastic layout for families. The main floor boasts an open-concept design, perfect for entertaining, with a kitchen featuring a corner pantry and center island that overlooks the dining and living rooms. A dedicated office/study room on this level provides a quiet space for work or hobbies. Upstairs, you'll find three generous bedrooms. The primary bedroom is a true retreat with a cathedral ceiling, 4-piece ensuite and a walk-in closet. The other two bedrooms share a convenient Jack and Jill bathroom, ideal for children. The fully developed lower level expands your living space with a family room, an additional fourth bedroom, and a full bathroom. The home is freshly painted. One of the best features of this home is its prime location, within walking distance to both schools and shopping. Don't delay in booking your showing.

Built in 2013

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2233166  |
| Price      | \$558,000 |
| Bedrooms   | 4         |
| Bathrooms  | 4.00      |
| Full Baths | 3         |



|                |             |
|----------------|-------------|
| Half Baths     | 1           |
| Square Footage | 1,569       |
| Acres          | 0.08        |
| Year Built     | 2013        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 11 Fireside Burrow |
| Subdivision | Fireside           |
| City        | Cochrane           |
| County      | Rocky View County  |
| Province    | Alberta            |
| Postal Code | T4C 0T3            |

### Amenities

|                |            |
|----------------|------------|
| Amenities      | None       |
| Parking Spaces | 2          |
| Parking        | Off Street |

### Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Vinyl Windows                       |
| Appliances        | Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Electric Oven |
| Heating           | Forced Air                                                                                   |
| Cooling           | None                                                                                         |
| Has Basement      | Yes                                                                                          |
| Basement          | Finished, Full                                                                               |

### Exterior

|                   |                                                   |
|-------------------|---------------------------------------------------|
| Exterior Features | None, Private Yard                                |
| Lot Description   | Back Lane, Back Yard, Landscaped, Rectangular Lot |
| Roof              | Asphalt                                           |
| Construction      | Vinyl Siding, Wood Frame                          |
| Foundation        | Poured Concrete                                   |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 22nd, 2025 |
| Days on Market | 42              |
| Zoning         | R-MX            |
| HOA Fees       | 75              |
| HOA Fees Freq. | ANN             |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | Royal LePage Benchmark |
|----------------|------------------------|

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