

# \$499,000 - 69 Willow Drive, Cochrane

MLS® #A2241426

**\$499,000**

4 Bedroom, 4.00 Bathroom, 1,590 sqft

Residential on 0.06 Acres

The Willows, Cochrane, Alberta

This is an excellent opportunity to own a spacious 4-bedroom, 3.5-bathroom home with a double detached garage in the desirable community of The Willows in Cochrane. The main level features a centrally located kitchen with an island, adjacent to both the dining area and living room, ideal for hosting gatherings. Upstairs, the primary bedroom includes a walk-in closet and ensuite bathroom. Two additional well-appointed bedrooms, a full bathroom, and a convenient laundry closet complete the upper floor. The fully finished basement offers a bedroom, full bathroom, and a generously sized family room suitable for movie nights. The double detached garage provides ample space for parking vehicles or storing recreational equipment. Residents will also enjoy easy access to community pathways, schools, and nearby shopping. Book your showing today!

Built in 2014

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2241426  |
| Price          | \$499,000 |
| Bedrooms       | 4         |
| Bathrooms      | 4.00      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 1,590     |
| Acres          | 0.06      |



|            |                        |
|------------|------------------------|
| Year Built | 2014                   |
| Type       | Residential            |
| Sub-Type   | Semi Detached          |
| Style      | 2 Storey, Side by Side |
| Status     | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 69 Willow Drive   |
| Subdivision | The Willows       |
| City        | Cochrane          |
| County      | Rocky View County |
| Province    | Alberta           |
| Postal Code | T4C 0W1           |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | Stone Counters, Vinyl Windows                                                                |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                      |
| Cooling           | None                                                                                         |
| Has Basement      | Yes                                                                                          |
| Basement          | Finished, Full                                                                               |

### Exterior

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

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 21st, 2025 |
| Days on Market | 37              |
| Zoning         | R-MX            |

**Listing Details**

Listing Office                  Royal LePage Benchmark

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