

\$749,900 - 22 Glenhill Drive, Cochrane

MLS® #A2249567

\$749,900

3 Bedroom, 3.00 Bathroom, 1,318 sqft

Residential on 0.13 Acres

Glenbow, Cochrane, Alberta

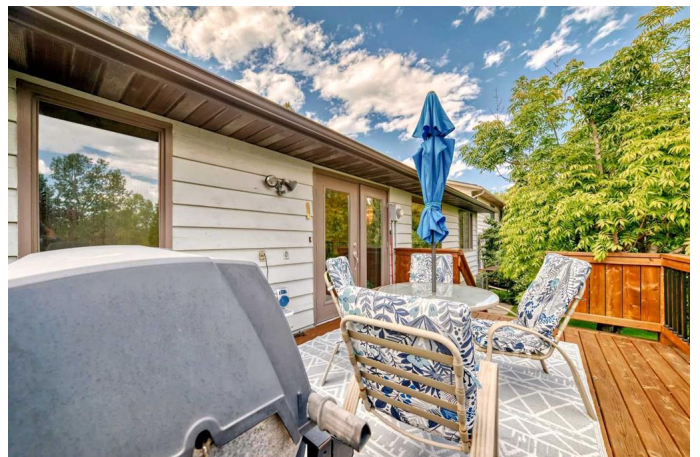
Possibly the best location in town! This lovely family home backs onto Big Hill Creek park and the back yard is well treed and private with a relaxing view of the treed creek side park. The apples are ready for picking !Granny smith(?),crabapples and raspberry !!Your huge deck overlooks the babbling brook and park view! There is a sheltered access to the legal basement suite . The attached double front drive garage has an extra long driveway for comfortable parking . You must see the condition and beauty of this exceptional home! Make it yours !

Built in 1980

Essential Information

MLS® #	A2249567
Price	\$749,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,318
Acres	0.13
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	3 Level Split
Status	Active

Community Information



Address	22 Glenhill Drive
Subdivision	Glenbow
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 1G8

Amenities

Parking Spaces	6
Parking	Double Garage Attached, See Remarks
# of Garages	2

Interior

Interior Features	Central Vacuum, Separate Entrance
Appliances	Bar Fridge, Dishwasher, Electric Range, Electric Stove, Refrigerator, Washer/Dryer, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Family Room, Gas, Free Standing, See Remarks
Has Basement	Yes
Basement	Finished, Full, Suite, Walk-Up To Grade

Exterior

Exterior Features	None
Lot Description	Backs on to Park/Green Space, Creek/River/Stream/Pond, Fruit Trees/Shrub(s), Landscaped, No Neighbours Behind, Rectangular Lot, Street Lighting, Flag Lot
Roof	Asphalt Shingle
Construction	Cedar, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 20th, 2025
Days on Market	28
Zoning	R-LD

Listing Details

Listing Office	First Place Realty
----------------	--------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.