

\$611,585 - 99 Saddlebred Place, Cochrane

MLS® #A2264758

\$611,585

3 Bedroom, 3.00 Bathroom, 2,220 sqft

Residential on 0.09 Acres

Heartland, Cochrane, Alberta

Welcome to The Bennett by Sterling Homes Calgary. Built by an experienced builder with over 70 years of home-building history, this thoughtfully designed home offers modern finishes and functional living spaces. The main floor includes a flex room with double French doors and an open-to-above great room featuring an electric fireplace and large windows offering natural light. The kitchen is equipped with built-in stainless steel appliances, a gas cooktop, waterfall-edge island, and walk-in pantry. A rear deck with BBQ gas line rough-in extends the living space outdoors.

Upstairs, all bedrooms include walk-in closets, and the 5-piece ensuite offers a soaker tub and tiled shower. This Built Green-certified home includes triple-pane windows, a high-efficiency furnace, a solar chase for future panels, and an electric-vehicle charging rough-in. Smart-home features include a programmable thermostat, doorbell camera, smart front-door lock, and motion-activated lighting—all connected through a central smart-home hub. Photos are representative.

Built in 2024

Essential Information

MLS® # A2264758

Price \$611,585



Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,220
Acres	0.09
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	99 Saddlebred Place
Subdivision	Heartland
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C3E6

Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Double Vanity, Kitchen Island, Open Floorplan, Pantry, Soaking Tub
Appliances	Built-In Oven, Dishwasher, Gas Cooktop, Microwave, Range Hood, Refrigerator, Tankless Water Heater
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Decorative, Electric
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Lighting
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 15th, 2025
Days on Market	36
Zoning	R-G

Listing Details

Listing Office	Bode Platform Inc.
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