

\$609,000 - 512 Heritage Boulevard, Cochrane

MLS® #A2265580

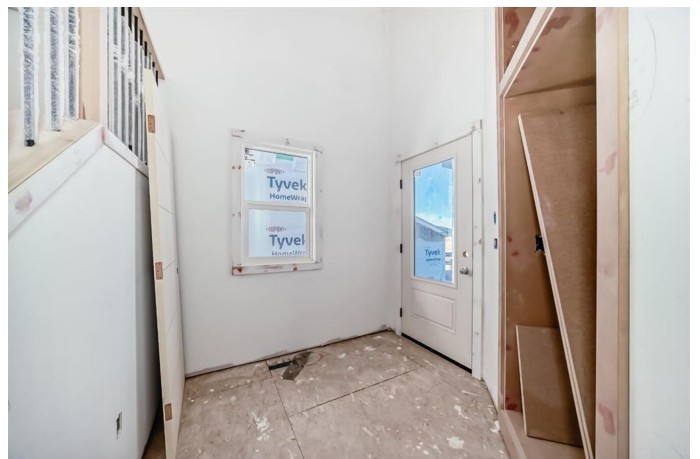
\$609,000

3 Bedroom, 3.00 Bathroom, 1,922 sqft

Residential on 0.08 Acres

Heritage Hills., Cochrane, Alberta

**** Open House Saturday October 25 & Sunday October 26 12-3pm **** Discover the Yale, by Paragon Homes. This stunning 1922 sq ft home with double attached garage stands on top of the desirable West Hawk community, and has an abundance of natural light that fills every space and 9ft ceilings throughout. Step inside to a bright foyer with engineered hardwood flooring, large windows and an open to above staircase. The walkthrough mudroom with built-in storage connects seamlessly from the garage into the pantry, perfect for staying organized. The large kitchen is a chef's dream, finished with stainless steel appliances, quartz countertops, a generous island, and custom cabinetry. A large main floor office with feature walls offers the perfect workspace/playroom/den. The cozy living room with gas fireplace, and dining area with leading to the deck and backyard, with ample space for outdoor gatherings and endless backyard possibilities. Upstairs, you'll find two generously sized bedrooms, a family bathroom, convenient laundry room, and the primary retreat featuring a vaulted ceiling, a luxurious 5 piece ensuite with a soaker tub, and a fantastic walk-in closet with custom built-ins. The additional side entrance adds extra convenience for future developments or separate living spaces. This home combines modern updates with classic charm in a coveted neighborhood. Don't miss your chance to make this remarkable property your new home! Easily head West to the mountains



and East to Calgary, this home is located close to schools and education facilities, and a wide variety of amenities. Just a short drive and you can enjoy the many restaurants, green spaces and river walking paths. This home combines modern updates with classic charm in a coveted neighborhood. Don't miss your chance to make this remarkable property your new home, book your showing today!

Built in 2025

Essential Information

MLS® #	A2265580
Price	\$609,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,922
Acres	0.08
Year Built	2025
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	512 Heritage Boulevard
Subdivision	Heritage Hills.
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C2J8

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Built-in Features, Closet Organizers, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Oven
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Barbecue
Lot Description	Back Yard, Low Maintenance Landscape, Rectangular Lot
Roof	Asphalt
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 21st, 2025
Zoning	R-MX

Listing Details

Listing Office	eXp Realty
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