\$575,000 - 91 Saddlebred Place, Cochrane

MLS® #A2267333

\$575,000

4 Bedroom, 3.00 Bathroom, 2,182 sqft Residential on 0.08 Acres

Heartland, Cochrane, Alberta

Welcome to The Maverick II by Prominent Homes â€" a beautifully upgraded 4-BEDROOM WALKOUT home in the community of Heartland. Thoughtfully designed with over \$25,000 in upgrades, this 2,182 sq. ft. home offers the perfect blend of functionality, style, and comfort. Step into the inviting open-concept main level featuring 9-ft ceilings and a stunning chef's kitchen complete with ceiling-height cabinetry, quartz countertops, and premium built-in Whirlpool appliances â€" perfect for entertaining or everyday living. The spacious dining area flows effortlessly to a massive 10' x 24' south-facing vinyl deck, ideal for soaking in sunny views and backyard serenity.

Upstairs, you'll find a generous bonus room, FOUR well-appointed bedrooms, and a luxurious 5-piece ensuite with a glass-enclosed shower and deep soaker tub in the primary suite. Two of the secondary bedrooms also include walk-in closets for added storage and convenience.

Additional highlights include stunning 8' doors on the main floor, a built-in mudroom bench with coat hooks, 9-ft ceilings in the unfinished walkout basement, and direct access to nearby parks, pathways, and playgrounds â€" making this home as family-friendly as it is elegant. Heartland is a wonderful community that boasts small town charm while keeping you close to all amenities and a quick commute to the mountains or the city.







READY FOR IMMEDIATE POSSESSION – don't miss your chance to own this stunning move-in ready home.

Built in 2025

Essential Information

MLS® # A2267333 Price \$575,000

Bedrooms 4

Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 2,182 Acres 0.08 Year Built 2025

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 91 Saddlebred Place

Subdivision Heartland City Cochrane

County Rocky View County

Province Alberta
Postal Code T4C 3E6

Amenities

Parking Spaces 4

Parking Double Garage Attached

of Garages 2

Interior

Interior Features See Remarks

Appliances Dishwasher, Electric Cooktop, Microwave, Oven-Built-In, Refrigerator,

Washer/Dryer

Heating Forced Air, Natural Gas

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Electric

Has Basement Yes

Basement Full

Exterior

Exterior Features Private Yard

Lot Description Rectangular Lot

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed October 28th, 2025

Days on Market 7

Zoning TBD

Listing Details

Listing Office CIR Realty

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