

# \$898,900 - 81 Gleneagles Close, Cochrane

MLS® #A2209251

**\$898,900**

4 Bedroom, 4.00 Bathroom, 1,976 sqft

Residential on 0.14 Acres

GlenEagles, Cochrane, Alberta

Welcome to this AIR CONDITIONED family-friendly HOME in coveted GlenEagles that backs onto a cute park! This immaculate 2-story residence offers a perfect blend of elegance & functionality -- step inside to discover a spacious entry w/large closet, gorgeous HARDWOOD floors, a large dining area, a beautifully & totally renovated kitchen w/ all quartz counters, 2-toned cabinets, a massive island that comfortably seats 6 and that becomes the focal point—a gathering spot for family and friends, a full suite of stainless appliances including a gas stove, a window over the sink AND a corner pantry that ensures ample storage. The spacious living/great room features a gas fireplace, HUGE windows that allow natural light to flood the space, and that frame views of the WEST backyard and the MOUNTAINS. The connection to the outdoors is emphasized by access to the back patio, complete with a convenient gas line for seamless outdoor grilling experiences and a fully fenced & landscaped yard — a serene retreat w/tons of space for gatherings & relaxation and direct access to walking paths and the playground!! The massive laundry room, discreet powder room, and a large fully finished mudroom completes the main floor and leads to an oversized fully finished garage (w/roughed-in heat)! Upstairs are 3 spacious bedrooms, with the primary suite boasting awesome views and a 5-piece ensuite w/ a corner jetted tub (inviting you to unwind), a standalone shower,



& dual vanity sinks. The walk-in closet ensures ample storage space. The lower level is finished with brand NEW carpeting and features a HUGE recreation room, a large 4th bedroom and a full bathroom. ALL PolyB plumbing expertly removed & replaced, ensuring quality and reliability!

Built in 1995

### **Essential Information**

MLS® #	A2209251
Price	\$898,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,976
Acres	0.14
Year Built	1995
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	81 Gleneagles Close
Subdivision	GlenEagles
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 1N7

### **Amenities**

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

### **Interior**

Interior Features	Double Vanity, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Storage
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Humidifier, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Garburator
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	BBQ gas line, Garden
Lot Description	Back Yard, Garden, Landscaped, Many Trees, On Golf Course, Views
Roof	Asphalt Shingle
Construction	Stone, Stucco
Foundation	Poured Concrete

## Additional Information

Date Listed	April 30th, 2025
Days on Market	48
Zoning	R-LD
HOA Fees	125
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
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