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Century 21 Bamber Realty Ltd
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578 RIVER HEIGHTS CR, River Heights, Cochrane, Alberta, T4C 0R9, Ca

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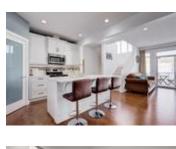| Property Value	$399,900
Type	Duplex
Style	2 Storey
Basement	Full
Parking	1
Year Built	2012
Living Area	1,606 sq.ft.
Lot Frontage	25.95 ft
Lot Size Area	3,003.13 sq.ft.
Bedrooms	3
Bathrooms	2 full & 1 half

Description

BIG SKY VIEWS, NO CONDO FEES + DOUBLE GARAGE! Numerous upgrades & extras include: Built-in ceilings speakers through-out, 9 ft knockdown ceilings on main & upper floor, hardwood floors, 18+ft of painted railings, custom built-in lockers, A/C, insulated/dry-walled/painted garage, 10 x 13 Deck and much more. Open concept design with inviting entrance w/ mud room & 2 pc powder room. Designer white kitchen w/ quartz countertops, central Island, walk-in pantry & stainless steel appliances. Nice sized dining room opens to living room w/ gas fireplace + transom windows & sliding doors to deck. Bright stairway leads upstairs to Bonus Room, 3 Bedrooms, 2 full baths + laundry. Master bedroom features walk-in closet, 5 pc ensuite w/ custom tile wrapped shower & 10 mil glass door + dual sinks. Lower level is ready for development & R/I for bathroom. Close to bike pathways, park, playgrounds & the Bow River. Exceptional Value!

Disclaimer