

\$669,900 - 292 Paint Horse Drive, Cochrane

MLS® #A2225539

\$669,900

4 Bedroom, 4.00 Bathroom, 1,957 sqft

Residential on 0.09 Acres

Heartland, Cochrane, Alberta

Welcome to your dream home in the vibrant, family-friendly community of Heartland. This well-loved property offers everything your family needs to live comfortably and stylishly. Step into the spacious foyer and feel instantly at home. The main floor features a welcoming family room with a cozy gas fireplace, perfect for relaxing after a long day. The open-concept kitchen is a chef's dream, complete with granite countertops, a gas stove, and plenty of space for cooking and entertaining.

Upstairs, a bright and airy bonus room with a vaulted ceiling creates the perfect space for family movie nights or a kids' playroom. The upper-level laundry adds extra convenience to your daily routine. Just a few steps up, the bedroom level offers peaceful privacy, including a primary bedroom with vaulted ceiling, large walk-in closet, and a full ensuite with granite countertops and double sinks.

The fully finished basement provides even more space for your family to enjoy, featuring a fourth bedroom, a modern bathroom with in-floor heating, and a spacious recreation room perfect for games, guests, or a home gym.

Outside, the beautifully landscaped backyard is ideal for entertaining and relaxing. Deck with a privacy screen is perfect for summer BBQs, while the stone patio at grade level includes a stunning stone firepit – the ultimate gathering spot for evenings under the



stars.

The oversized double front attached garage is heated and easily fits a pickup truck, and the extra-wide driveway offers plenty of room for parking. Located close to many great parks and playgrounds, this home is nestled in a welcoming community that supports an active, family-oriented lifestyle.

Donâ€™t miss your chance to make this super Heartland family home your own. Contact your realtor today to schedule a private showing

Built in 2016

Essential Information

MLS® #	A2225539
Price	\$669,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,957
Acres	0.09
Year Built	2016
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	292 Paint Horse Drive
Subdivision	Heartland
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 2M3

Amenities

Parking Spaces	4
----------------	---

Parking	220 Volt Wiring, Double Garage Attached, Garage Door Opener, Heated Garage, Oversized, Front Drive
---------	--

# of Garages	2
--------------	---

Interior

Interior Features	Central Vacuum, Closet Organizers, Double Vanity, Granite Counters, Kitchen Island, No Smoking Home, Pantry, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Soaking Tub
-------------------	--

Appliances	Dishwasher, Garage Control(s), Microwave, Refrigerator, Washer/Dryer, Window Coverings, Gas Oven
------------	--

Heating	Forced Air, Natural Gas, Fireplace(s)
---------	---------------------------------------

Cooling	None
---------	------

Fireplace	Yes
-----------	-----

# of Fireplaces	1
-----------------	---

Fireplaces	Gas, Living Room, Mantle, Tile
------------	--------------------------------

Has Basement	Yes
--------------	-----

Basement	Finished, Full
----------	----------------

Exterior

Exterior Features	BBQ gas line, Fire Pit
-------------------	------------------------

Lot Description	Landscaped, Lawn, Fruit Trees/Shrub(s), Few Trees, Street Lighting
-----------------	--

Roof	Asphalt Shingle
------	-----------------

Construction	Vinyl Siding
--------------	--------------

Foundation	Poured Concrete
------------	-----------------

Additional Information

Date Listed	June 2nd, 2025
-------------	----------------

Days on Market	41
----------------	----

Zoning	R-LD
--------	------

Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.