

\$599,500 - 131 Heritage Heights, Cochrane

MLS® #A2251841

\$599,500

3 Bedroom, 4.00 Bathroom, 1,554 sqft

Residential on 0.07 Acres

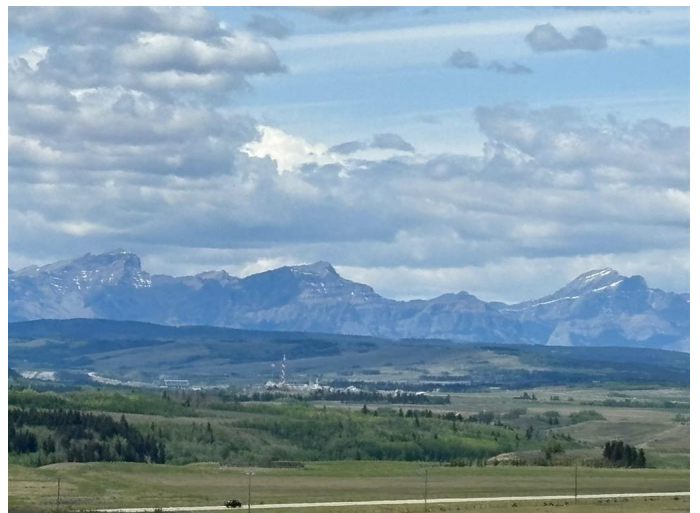
Heritage Hills., Cochrane, Alberta

Enjoy stunning unobstructed Rocky Mountain views from EVERY level of this beautiful semi-detached home. Built by Stepper Homes, quality homes with views like this are truly rare!

The bright, open-concept main floor features a chef's kitchen with a large quartz island, walk-in pantry, and seamless flow into the living and dining areas—all framed by expansive west-facing windows that showcase the beautiful panoramic views. Step onto the spacious balcony with natural gas hookup for effortless outdoor entertaining.

Upstairs, a central bonus room separates the private primary suite from two additional bedrooms. The primary suite is complete with stunning views, a 4-piece ensuite, and generous walk-in closet. Another 4 piece bathroom, and upper laundry room add more to this ample well appointed living space. The walk-out basement offers a fully finished 3-piece bathroom with a large walk in shower, partially finished rec room, and access to a covered lower patio deck—perfect for soaking in the unobstructed panoramic views.

Located steps from scenic walking and biking paths, with nearby parks, shops, dining, future recreation fields and zoned for future school just north of this home! Easy access to Ghost Lake, Kananaskis, Canmore, Lake Louise, Banff, and Calgary!



Built in 2018

Essential Information

MLS® #	A2251841
Price	\$599,500
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,554
Acres	0.07
Year Built	2018
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	131 Heritage Heights
Subdivision	Heritage Hills.
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 2R5

Amenities

Parking Spaces	2
Parking	Concrete Driveway, Garage Door Opener, Garage Faces Front, Insulated, Single Garage Attached
# of Garages	1

Interior

Interior Features	High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Sump Pump(s), Vinyl Windows
Appliances	Dishwasher, Electric Range, Garage Control(s), Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes

Basement Exterior Entry, Full, Partially Finished, Walk-Out

Exterior

Exterior Features Balcony, BBQ gas line
Lot Description Back Yard, Landscaped, Rectangular Lot, Views
Roof Asphalt Shingle
Construction Concrete, Stone, Vinyl Siding, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed September 12th, 2025
Days on Market 3
Zoning R-MX

Listing Details

Listing Office Royal LePage Benchmark

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.