

# \$239,900 - 1211, 625 Glenbow Drive, Cochrane

MLS® #A2226644

**\$239,900**

1 Bedroom, 1.00 Bathroom, 505 sqft

Residential on 0.00 Acres

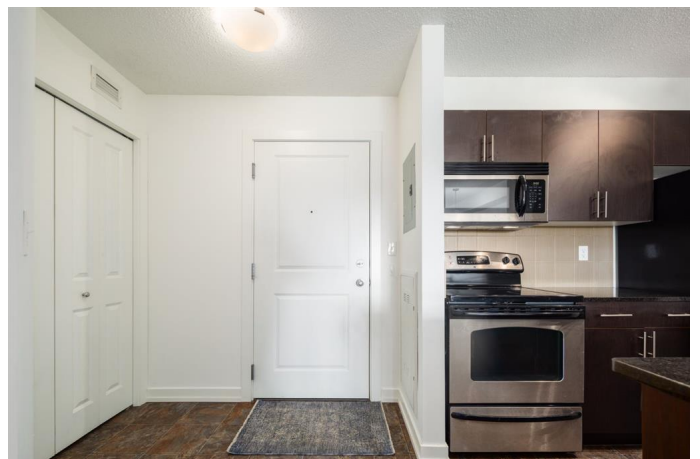
Glenbow, Cochrane, Alberta

Welcome to this bright and inviting 1 bedroom, 1 bathroom condo located in the heart of Glenbow. This is an excellent opportunity for first-time buyers or investors. The unit offers a modern kitchen with stainless steel appliances, granite countertops, and stylish cabinetry. The open concept layout flows smoothly from the kitchen to the dining and living areas, with large west-facing windows that fill the space with natural light. Step outside to your south facing private balcony, ideal for enjoying a summer BBQ or relaxing in the evening sun. The bedroom is spacious and also benefits from southwest exposure. A well-appointed 4-piece bathroom provides both comfort and function. Additional features include in-suite laundry and Titled Underground Secure Parking. This home is conveniently close to shopping, grocery stores, transit system, and offers easy access to Calgary and the mountains with outstanding walkability to parks and pathways. Choose to make this affordable Condominium YOURS TODAY!!

Built in 2013

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2226644  |
| Price     | \$239,900 |
| Bedrooms  | 1         |
| Bathrooms | 1.00      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 1                 |
| Square Footage | 505               |
| Acres          | 0.00              |
| Year Built     | 2013              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 1211, 625 Glenbow Drive |
| Subdivision | Glenbow                 |
| City        | Cochrane                |
| County      | Rocky View County       |
| Province    | Alberta                 |
| Postal Code | T4C 0S7                 |

### Amenities

|                |                                       |
|----------------|---------------------------------------|
| Amenities      | Elevator(s), Parking, Secured Parking |
| Parking Spaces | 1                                     |
| Parking        | Titled, Underground                   |

### Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Granite Counters, See Remarks, Vinyl Windows, Track Lighting                  |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Baseboard                                                                                    |
| Cooling           | None                                                                                         |
| # of Stories      | 4                                                                                            |

### Exterior

|                   |                   |
|-------------------|-------------------|
| Exterior Features | Balcony, Barbecue |
| Roof              | Asphalt Shingle   |
| Construction      | Wood Frame        |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 1st, 2025 |
| Days on Market | 15             |

Zoning                      R-HD

**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.