

2321, 505 Railway Street W  
Cochrane, Alberta

MLS # A2228575

\$263,900

|           |                                    |        |                   |
|-----------|------------------------------------|--------|-------------------|
| Division: | Downtown                           |        |                   |
| Type:     | Residential/Low Rise (2-4 stories) |        |                   |
| Style:    | Apartment-Single Level Unit        |        |                   |
| Size:     | 844 sq.ft.                         | Age:   | 2006 (19 yrs old) |
| Beds:     | 2                                  | Baths: | 1                 |
| Garage:   | Parkade, Titled                    |        |                   |
| Lot Size: | 0.02 Acre                          |        |                   |
| Lot Feat: | -                                  |        |                   |

|             |                |            |           |
|-------------|----------------|------------|-----------|
| Heating:    | Baseboard      | Water:     | -         |
| Floors:     | Carpet, Tile   | Sewer:     | -         |
| Roof:       | -              | Condo Fee: | \$ 455    |
| Basement:   | -              | LLD:       | 3-26-4-W5 |
| Exterior:   | Concrete       | Zoning:    | C-G       |
| Foundation: | -              | Utilities: | -         |
| Features:   | Kitchen Island |            |           |

Inclusions: none

Welcome to beautiful Cochrane. Whether first time buyer, looking to downsize, or real estate investor this 2 bedroom, 1 bathroom conventional condo is available for you! With its titled underground heated parking, as well as newer well maintained appliances is ready for immediate possession! Its picturesque view of the Rocky Mountains and close proximity to the Bow River allow for numerous outdoor activities. There are also many conveniences within walking distance such as shopping, medical offices, and a multitude of restaurants to choose from. Book your showing now!