

# \$915,000 - 85 Gleneagles Terrace, Cochrane

MLS® #A2199091

**\$915,000**

3 Bedroom, 3.00 Bathroom, 1,430 sqft  
Residential on 0.14 Acres

GlenEagles, Cochrane, Alberta

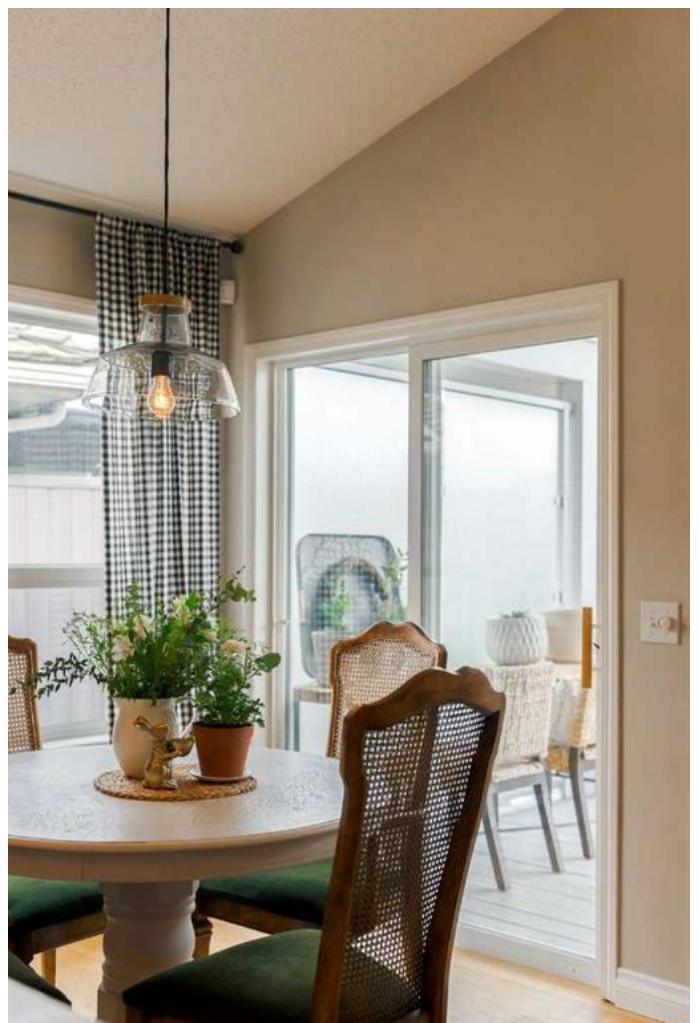
This beautifully RENOVATED WALKOUT BUNGALOW in Gleneagles offers breathtaking VIEWS of the golf course and valley.

Recently painted and updated with a charming farmhouse feel, this home features an inviting OPEN-CONCEPT layout, ENGINEERED HARDWOOD FLOORS throughout, and elegant French doors. The bright and airy kitchen boasts WHITE CABINETRY, warm WOOD COUNTERTOPS, and a BUILT IN COFFEE BAR, while the living room impresses with a THREE-SIDED GAS FIREPLACE and large windows to take in the stunning scenery. The main floor also includes a formal dining room and private office if you work from home.

The spacious main floor primary bedroom is a true retreat, with deck access, a walk-in closet, and a luxurious 4-piece ENSUITE featuring, IN-FLOOR HEATING, a SOAKER TUB, with a separate tiled shower.

Downstairs, the FULLY FINISHED, WALKOUT basement offers two large bedrooms, a 4-piece guest bath, a generous family room, and a LARGE STORAGE ROOM. The furnace room includes BUILT IN SHELVING and TWO HOT WATER TANKS, one recently replaced. There is NO POLY B in this home, it has all been removed.

Outside, the landscaped backyard provides



privacy and a SCREENED PATIO beneath the upper deck, perfect for relaxing or entertaining. The double attached garage is HEATED with two space heaters for year-round comfort.

This exceptional home blends modern farmhouse charm with incredible viewsâ€”donâ€™t miss this rare opportunity! Book your showing today!

Built in 2000

### Essential Information

MLS® #	A2199091
Price	\$915,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,430
Acres	0.14
Year Built	2000
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	85 Gleneagles Terrace
Subdivision	GlenEagles
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 1W5

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Built-in Features, Kitchen Island, Walk-In Closet(s), Chandeliers, French Door, High Ceilings, Vinyl
Appliances	Dishwasher, Garage Control, Refrigerator, Washer/Dryer, V
Heating	In Floor, Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full, Walk-Out



## Exterior

Exterior Features	BBQ gas line, Lighting, Dog Run, Garden, Private Yard, Rain Barrel/Cistern(s)
Lot Description	Fruit Trees/Shrub(s), Landscaped, No Neighbours Behind, Private, Rectangular Lot, Street Lighting, Backs on to Park/Green Space, Cul-De-Sac, Dog Run Fenced In, Garden, On Golf Course, Lawn, Treed, Yard Lights
Roof	Shake, Wood
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 6th, 2025
Days on Market	36
Zoning	R-LD

## Listing Details

Listing Office	eXp Realty
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