

# \$229,900 - 2413, 505 Railway Street W, Cochrane

MLS® #A2200361

**\$229,900**

1 Bedroom, 1.00 Bathroom, 607 sqft

Residential on 0.01 Acres

Downtown, Cochrane, Alberta

Welcome to this bright and spacious top-floor condo in the heart of downtown Cochrane! This 1-bedroom + den unit offers the perfect blend of comfort and convenience, featuring in-suite laundry, a large northwest-facing balcony, and a generously sized primary bedroom with walk-in closet. You will love the open-concept layout that offers plenty of natural light. The large Living Room flows seamlessly into the Dining Area and Kitchen, and the versatile den is perfect for a home office, guest space, or storage room. Step outside onto your expansive balcony to take in the breathtaking northwest views overlooking Downtown Cochrane—perfect for unwinding at the end of the day. Located within walking distance to shops, restaurants, and amenities, this condo offers the best of downtown Cochrane living. Whether you're a first-time buyer, downsizer, or investor, this is an opportunity you don't want to miss!

Built in 2006

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2200361  |
| Price          | \$229,900 |
| Bedrooms       | 1         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 607       |
| Acres          | 0.01      |



|            |                   |
|------------|-------------------|
| Year Built | 2006              |
| Type       | Residential       |
| Sub-Type   | Apartment         |
| Style      | Single Level Unit |
| Status     | Active            |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 2413, 505 Railway Street W |
| Subdivision | Downtown                   |
| City        | Cochrane                   |
| County      | Rocky View County          |
| Province    | Alberta                    |
| Postal Code | T4C 2K9                    |

### Amenities

|                |                 |
|----------------|-----------------|
| Amenities      | Elevator(s)     |
| Parking Spaces | 1               |
| Parking        | Assigned, Stall |

### Interior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Ceiling Fan(s)                                      |
| Appliances        | Dishwasher, Dryer, Microwave, Refrigerator, Washer, Electric Range |
| Heating           | Boiler, Baseboard, Hot Water                                       |
| Cooling           | None                                                               |
| # of Stories      | 4                                                                  |

### Exterior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Exterior Features | Balcony                                                           |
| Roof              | Asphalt Shingle                                                   |
| Construction      | Concrete, Mixed, Stucco, Vinyl Siding, Cement Fiber Board, Veneer |
| Foundation        | Poured Concrete                                                   |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | March 7th, 2025 |
| Days on Market | 65              |
| Zoning         | C-G             |

### Listing Details

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

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.