

201, 40 Glenbrook Crescent Cochrane, Alberta

MLS # A2326225



\$259,900

Division:	Glenbow		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	868 sq.ft.	Age:	1980 (46 yrs old)
Beds:	2	Baths:	1
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Boiler, Natural Gas, None	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 457
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	R-MD
Foundation:	-	Utilities:	-
Features:	Vinyl Windows		

Inclusions:	n/a		
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This clean, updated 2-bedroom condo sits in the tranquil Glenbow neighbourhood of Cochrane, just a short stroll from downtown, with grocery stores, shopping, banks, and a movie theatre nearby. It offers quick access to Calgary, while large windows and a balcony flood space with natural light. The kitchen and bathroom feature tasteful updates, and the open living-dining area is great for entertaining. In-suite storage adds to the convenience. Move-in ready, it's perfect for first-time buyers or a budget-friendly investment in a well-managed building.