99 Glenhill Drive
Cochrane, Alberta

MLS # A2204944

$648,900

Division:	Glenbow
Type:	Residential/House
Style:	Bi-Level
Size:	1,023 sq.ft.
Age:	1983 (42 yrs old)
Beds:	3
Baths:	2
Garage:	Alley Access, Concrete Driveway, Double Garage Detached, Enclosed, Garag
Lot Size:	0.12 Acre
Lot Feat:	Back Lane, Back Yard, Dog Run Fenced In, Lawn, Private, Rectangular Lot

Heating:	Fireplace(s), Forced Air, Natural Gas	**Water:**	-
Floors:	Carpet, Ceramic Tile, Vinyl	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full, Suite	**LLD:**	-
Exterior:	Brick, Metal Siding	**Zoning:**	R-LD
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Ceiling Fan(s), No Smoking Home, Vinyl Windows		

Inclusions: Refrigerators, washer, Dishwasher, electric stove

Picture this; a beautifully updated detached home with revenue potential, on a large mature lot in the established and sought after community of Glenbow. This bilevel includes over 2,000sqft of developed living space between the main floor and the suite, and sits on a beautiful sloping lot with an oversized garage (24x24), tiered garden beds, dog run and ample onsite additional parking (6 spaces total). This home has been extensively renovated including: all new kitchen, living room, dining room, main bath and two upper bedrooms. New floors, trim, paint, light fixtures and windows. Newer appliances (including laundry), new deck, newer roof, and newer suite with separate entrance and wood burning fireplace. The possibilities are endless with the ability to generate additional income or have the private lower level for extended family to live under the same roof. If you don’t wish to have tenants then use the space for your personal use with a large wet bar or second kitchen.