



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
OUELLETTE
ASSOCIATE

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341 Sibbald Street
Cochrane, Alberta

MLS # A2256193



\$379,900

Division:	East End		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,420 sq.ft.	Age:	2011 (14 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.06 Acre		
Lot Feat:	Back Yard, Lawn		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 437
Basement:	Full, Unfinished	LLD:	-
Exterior:	Wood Frame	Zoning:	R-MX
Foundation:	Poured Concrete	Utilities:	-
Features:	Bathroom Rough-in, High Ceilings, Laminate Counters, Pantry		

Inclusions: N/A

END UNIT | FENCED YARD W/GATE ACCESS | SINGLE CAR GARAGE | BALCONY Welcome home to 341 Sibbald Street. This end-unit townhome is perfect for those wanting space and a fenced backyard. The main floor receives lots of light thanks to high ceilings and lots of windows. The L-shaped kitchen is open to the dining area and provides access to your backyard deck with stairs into your fenced yard with gate access. The upper level features three HUGE bedrooms including the primary, which has its own private balcony, perfect for morning coffee or a glass of wine. The basement is unfinished, but has a bathroom rough-in if desired. A single-car garage (manual door) will protect your vehicle or other items. Located in the East End of Cochrane and close to parks, an outdoor ice rink, schools, shopping, and restaurants.