

# \$510,000 - 21 Belgian Lane, Cochrane

MLS® #A2236127

## \$510,000

2 Bedroom, 3.00 Bathroom, 1,383 sqft

Residential on 0.10 Acres

Heartland, Cochrane, Alberta

Welcome to this beautifully upgraded semi-detached home in the vibrant community of Heartland—perfectly positioned on an oversized corner lot that offers extra space, sunshine, and curb appeal. From the moment you step inside, the open-concept layout and rich hardwood flooring set the tone for a warm and inviting space designed for modern living. The main floor is bathed in natural light thanks to triple-pane windows, creating a bright, energy-efficient environment year-round. The heart of the home — a stylish kitchen — features quartz countertops, stainless steel appliances, and plenty of cabinetry, making it the perfect space for everyday meals and entertaining alike. Upstairs, two very spacious bedrooms await that will both fit a king sized bed, each with their own private 4-piece ensuite bathrooms upgraded with granite countertops, offering privacy and comfort for guests, roommates, or family. Step outside to your sun-drenched west-facing backyard — the ideal retreat to enjoy evening sunsets, summer BBQs, or time in the garden. Plus, the added RV / BOAT PARKING and swing gate access give you room for your camper or trailer — a rare bonus! This home offers one of the largest lots in the community. The DOUBLE DETACHED GARAGE is more than just a place to park — with epoxy floors and HEATED it's a premium workspace, gym, or storage zone, ready for any hobby or project. Downstairs, the unfinished basement is a blank canvas for your future vision,



already upgraded with 24" insulation.  
Heartland is within walking distance to the Bow River and a quick escape to Ghost Lake Recreation area, Canmore and the Rocky Mountains for all your outdoor adventures. Everyday amenities are also just minutes from your door. This is more than a home â€” itâ€™s a lifestyle. Call your favourite realtor and book a showing today and discover the Heartland difference!

Built in 2019

### Essential Information

MLS® #	A2236127
Price	\$510,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,383
Acres	0.10
Year Built	2019
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	21 Belgian Lane
Subdivision	Heartland
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 0M3

### Amenities

Parking Spaces	3
Parking	Double Garage Detached, Parking Pad

# of Garages            2

### **Interior**

Interior Features    Kitchen Island, Open Floorplan  
Appliances            Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s),  
Microwave, Refrigerator, Washer/Dryer, Window Coverings  
Heating                Forced Air, Natural Gas  
Cooling                Central Air  
Has Basement        Yes  
Basement              Full, Unfinished

### **Exterior**

Exterior Features    Private Yard  
Lot Description       Back Lane, Back Yard, Corner Lot  
Roof                    Asphalt Shingle  
Construction        Vinyl Siding, Wood Frame  
Foundation           Poured Concrete

### **Additional Information**

Date Listed            July 2nd, 2025  
Days on Market       6  
Zoning                  R-MX

### **Listing Details**

Listing Office        CIR Realty

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