

\$669,900 - 209 Southbow Drive, Cochrane

MLS® #A2265512

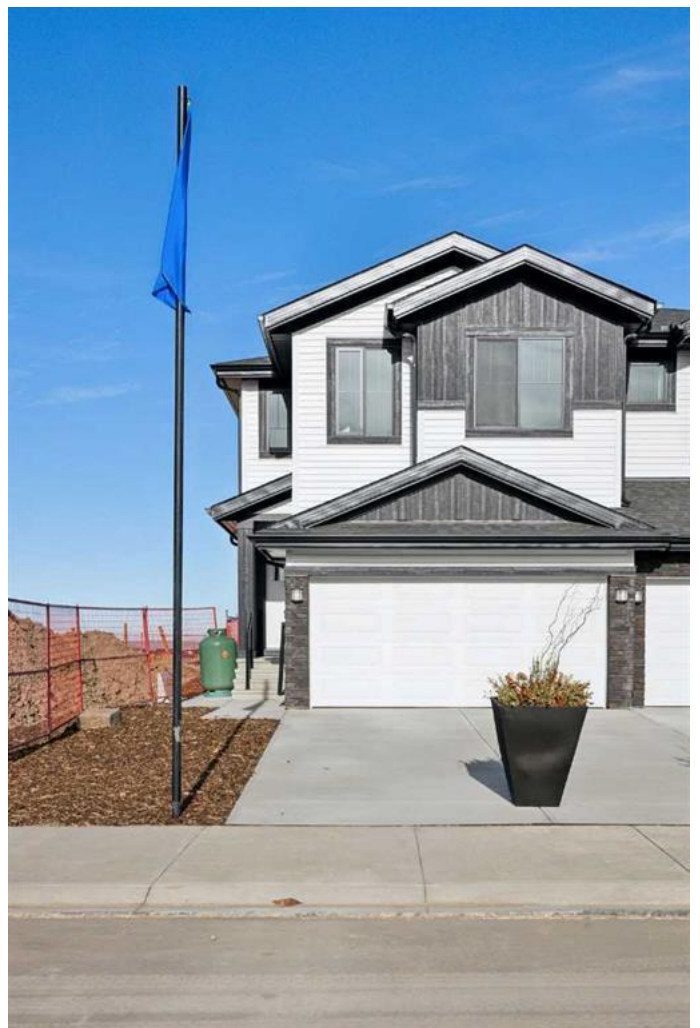
\$669,900

4 Bedroom, 4.00 Bathroom, 1,874 sqft

Residential on 0.07 Acres

Southbow Landing, Cochrane, Alberta

Welcome to 209 South Bow Drive in Cochrane, a beautifully crafted two-storey home by Daytona Homes offering nearly 1,900 sq. ft. of thoughtfully designed living space plus a fully finished legal basement suite with a separate entrance. The main floor features a bright open layout centered around a modern kitchen with a large island, flush eating bar, and spacious pantry. The kitchen overlooks the dining nook, which opens onto a rear deck, and flows seamlessly into the inviting great room, perfect for gatherings and everyday living. Between the walk-in foyer and the mudroom off the double attached garage, you'll find a convenient two-piece bathroom, completing a practical and welcoming main level. Upstairs, the front of the home hosts a generous primary bedroom with a walk-in closet and a luxurious five-piece ensuite featuring dual sinks, a soaker tub, and a separate shower. A central bonus room separates the primary suite from two spacious bedrooms at the rear, which share a four-piece bathroom, while a hallway laundry area adds modern convenience. The fully developed legal basement suite provides exceptional flexibility for multi-generational living or future rental income, complete with its own entrance and full amenities. Built by Daytona Homes, a trusted builder known for exceptional craftsmanship, enduring quality, and genuine care for homeowners and realtors alike, this property delivers remarkable comfort, value, and versatility in one of Cochrane's most



desirable areas. Click the link for 3D virtual Tour. This is a current Showhome and all furniture can be negotiated.

Built in 2025

Essential Information

MLS® #	A2265512
Price	\$669,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,874
Acres	0.07
Year Built	2025
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	209 Southbow Drive
Subdivision	Southbow Landing
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 3J3

Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Built-in Features, Open Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Refrigerator
Heating	Forced Air
Cooling	None

Has Basement Yes
Basement Full

Exterior

Exterior Features None
Lot Description Back Yard, Interior Lot, Recta
Roof Asphalt Shingle
Construction Vinyl Siding, Wood Siding
Foundation Poured Concrete



Additional Information

Date Listed October 18th, 2025
Days on Market 7
Zoning R-MX

Listing Details

Listing Office Royal LePage Benchmark

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.