

\$735,000 - 130 Saddlebred Place, Cochrane

MLS® #A2255726

\$735,000

4 Bedroom, 4.00 Bathroom, 2,586 sqft

Residential on 0.10 Acres

Heartland, Cochrane, Alberta

Welcome to The Bristol XL by Prominent Homes – a beautifully upgraded 2,571 sq. ft. residence offering thoughtful design, luxurious finishes, and flexible living options for the modern family. Located in the community of Heartland, this move-in ready home includes approximately \$40,000 in upgrades.

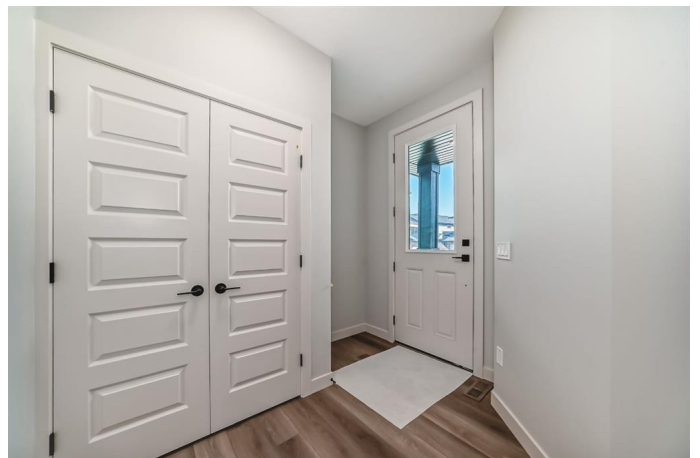
Step inside and experience the dramatic open-to-below living room and entryway creating a grand, light-filled atmosphere. The heart of the home is a chef-inspired kitchen, complete with ceiling-height cabinetry, quartz countertops, a premium built-in Whirlpool appliance package, and a fully equipped spice kitchen – perfect for gourmet cooking and entertaining.

This home is designed for multi-generational living with a main floor bedroom option with a full bathroom – ideal for guests, aging parents, or private home office use. Upstairs, you'll find TWO PRIMARY SUITES each with their own full ensuite bathrooms, along with two additional bedrooms and a fourth full bathroom.

This exceptional home combines luxury, practicality, and value with access to many amenities of and quick escape to Ghost Lake Recreation area, Canmore and the Rocky Mountains for all your outdoor adventures.

Built in 2025

Essential Information



MLS® #	A2255726
Price	\$735,000
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,586
Acres	0.10
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	130 Saddlebred Place
Subdivision	Heartland
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 3E6

Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	See Remarks			
Appliances	Dishwasher, Electric	Cooktop,	Refrigerator,	Washer/Dryer,
	Oven-Built-In, Microwave			
Heating	Forced Air, Natural Gas			
Cooling	None			
Fireplace	Yes			
# of Fireplaces	1			
Fireplaces	Gas, Family Room			
Has Basement	Yes			
Basement	Full			

Exterior

Exterior Features	Other
Lot Description	Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 10th, 2025
Days on Market	67
Zoning	TBD

Listing Details

Listing Office	CIR Realty
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