

# \$519,900 - 344 Fireside Drive, Cochrane

MLS® #A2257620

## \$519,900

3 Bedroom, 3.00 Bathroom, 1,615 sqft  
Residential on 0.06 Acres

Fireside, Cochrane, Alberta

The Oscar by Genesis Homes is available now at 344 Fireside Drive in Cochrane. This 1,615 sq ft home is designed with modern families in mind, featuring 3 bedrooms, 2.5 bathrooms, and a functional open-concept main floor. Thoughtful upgrades include a 9' foundation, side entry, and basement rough-ins, offering excellent potential for future development. The kitchen is stylish and practical, flowing seamlessly into the dining and great room for everyday living and entertaining. Upstairs, the spacious primary bedroom is joined by two additional bedrooms, a full bathroom, and a convenient laundry area. Located in Fireside, one of Cochrane’s most desirable communities, this home offers access to schools, parks, and local amenities, with quick connections into Calgary. Built with Genesis Homes’ trusted craftsmanship, the Oscar blends quality, style, and functionality. Photos are representative.



Built in 2025

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2257620  |
| Price          | \$519,900 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,615     |

|            |                        |
|------------|------------------------|
| Acres      | 0.06                   |
| Year Built | 2025                   |
| Type       | Residential            |
| Sub-Type   | Semi Detached          |
| Style      | 2 Storey, Side by Side |
| Status     | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 344 Fireside Drive |
| Subdivision | Fireside           |
| City        | Cochrane           |
| County      | Rocky View County  |
| Province    | Alberta            |
| Postal Code | T4C 3E1            |

### Amenities

|                |             |
|----------------|-------------|
| Parking Spaces | 2           |
| Parking        | Parking Pad |
| # of Garages   | 2           |

### Interior

|                   |                                                                                        |
|-------------------|----------------------------------------------------------------------------------------|
| Interior Features | Bathroom Rough-in, High Ceilings, Kitchen Island, Separate Entrance, Walk-In Closet(s) |
| Appliances        | None                                                                                   |
| Heating           | Forced Air, Natural Gas                                                                |
| Cooling           | None                                                                                   |
| Has Basement      | Yes                                                                                    |
| Basement          | Full, Unfinished                                                                       |

### Exterior

|                   |                                                       |
|-------------------|-------------------------------------------------------|
| Exterior Features | Awning(s)                                             |
| Lot Description   | Back Yard, Low Maintenance Landscape, Street Lighting |
| Roof              | Asphalt Shingle                                       |
| Construction      | Stone, Vinyl Siding, Wood Frame                       |
| Foundation        | Poured Concrete                                       |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 18th, 2025 |
| Days on Market | 19                   |

Zoning

R-MX

Listing Details

Listing Office

Bode Platform Inc.

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