

\$175,000 - 36 Cochrane Road, Whitecourt

MLS® #A2207326

\$175,000

3 Bedroom, 2.00 Bathroom, 1,200 sqft

Residential on 0.06 Acres

NONE, Whitecourt, Alberta

NO CONDO FEES and Stop paying rent and own your own place! This beautiful 2-storey townhouse is the perfect opportunity for first-time home buyers or those looking for an upgrade. With 3 spacious bedrooms and 2 well-appointed bathrooms, this home offers comfort and convenience in a prime location, just minutes away from schools, Festival Park, and a stunning golf course.

Key Features:

3 Bedrooms – Spacious and well-lit, ideal for families or guests.

2 Bathrooms – Includes a full bath and a half bath, recently renovated.

Recent Upgrades – New flooring, modern kitchen, fresh paint, and updated bathrooms, 35 year shingles replaced in 2023, hot water tank in 2019.

Close to Nature & Amenities – Steps away from Festival Park and the golf course.

Nearby Schools – Perfect for families with children.

No Lot Rent – Say goodbye to rent and enjoy the benefits of home ownership, and NO CONDO FEES!



Why Rent When You Can Own? Take advantage of this fantastic opportunity to own a home with no lot rent and NO condo fees! Whether you're looking to invest or settle down, this townhouse has it all.

Built in 1978

Essential Information

MLS® #	A2207326
Price	\$175,000
Sold Price	\$170,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,200
Acres	0.06
Year Built	1978
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

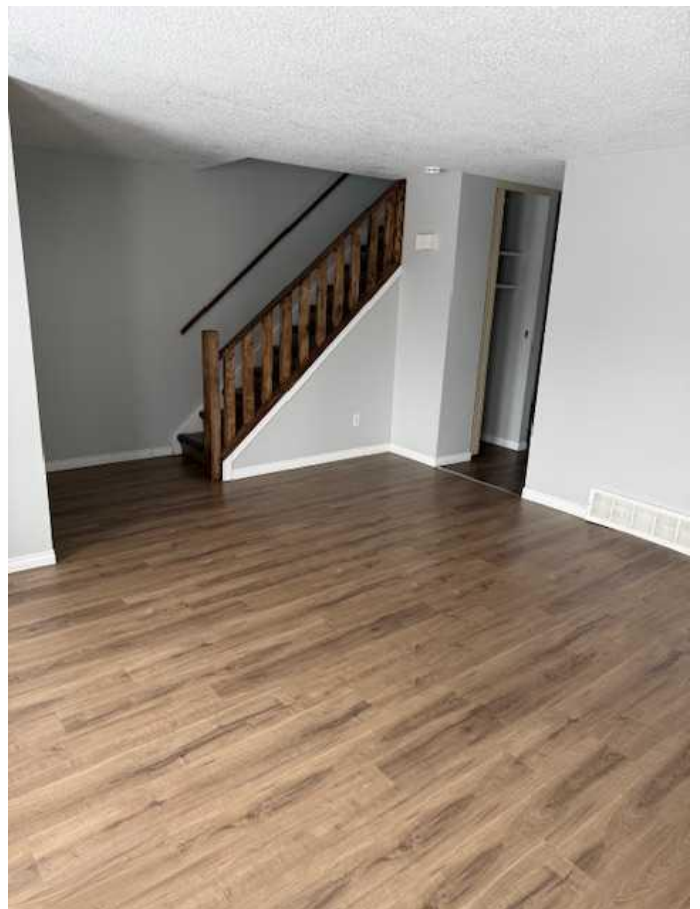
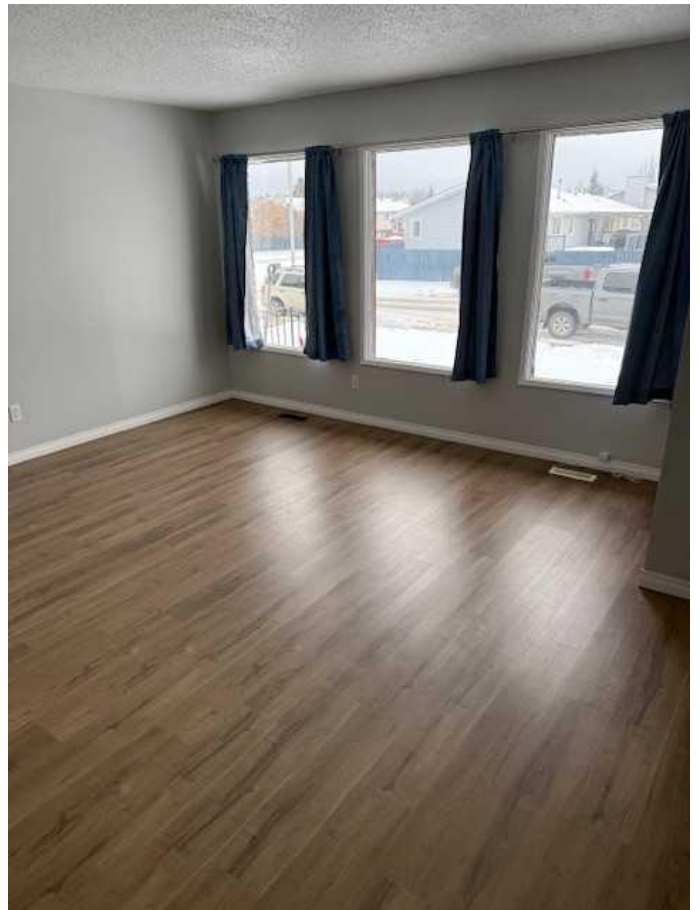
Community Information

Address	36 Cochrane Road
Subdivision	NONE
City	Whitecourt
County	Woodlands County
Province	Alberta
Postal Code	T7S 1C2

Amenities

Parking Spaces	2
Parking	Parking Pad

Interior



Interior Features	See Remarks
Appliances	None
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Back Yard, Back Lane, Lawn, Level
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 1st, 2025
Date Sold	June 15th, 2025
Days on Market	75
Zoning	R-3
HOA Fees	0.00

Listing Details

Listing Office	EXIT REALTY RESULTS
----------------	---------------------

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.