

# \$18 - 312 1 Street W, Cochrane

MLS® #A2224068

**\$18**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

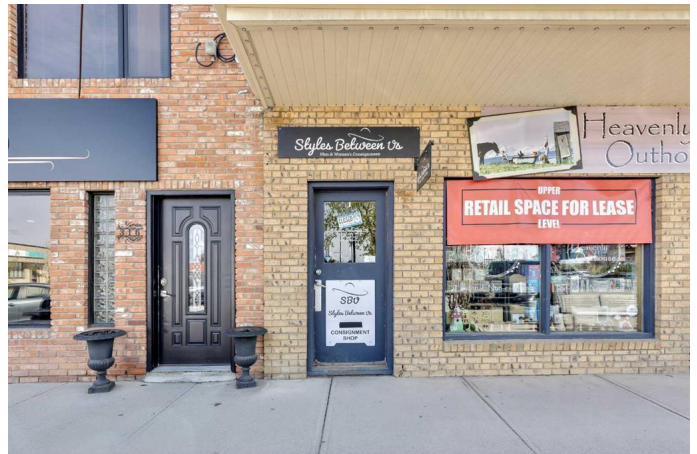
Downtown, Cochrane, Alberta

Don't miss this opportunity to set up your retail, office, studio, or service business in historic downtown Cochrane. Cochrane Alberta is a town of over 38,000 and is one of the fastest growing municipalities in Canada. The leasehold space is located upstairs from the busy Heavenly Outhouse Gift Shop (leasehold was previously a dress shop). This 1588 square foot location offers prospective business tenants with lots of foot traffic by the entrance to the leasehold as well as sign exposure to the drive by traffic. Historic downtown Cochrane is a destination for many locals and visitors to town as they take in the local shops or get an ice cream at McKay's. Downtown also offers events and festivals which encourage people to visit and shop. Start the next chapter for your business, in this prime location, by calling your commercial Realtor® or the listing agent to arrange a viewing appointment today.

Built in 1907

## Essential Information

MLS® #	A2224068
Price	\$18
Bathrooms	0.00
Acres	0.00
Year Built	1907
Type	Commercial
Sub-Type	Mixed Use



Status Active

### Community Information

Address 312 1 Street W  
Subdivision Downtown  
City Cochrane  
County Rocky View County  
Province Alberta  
Postal Code T4C 1A9

### Interior

Heating Natural Gas, Mid Efficiency

### Additional Information

Date Listed May 23rd, 2025  
Days on Market 112  
Zoning C-HD

### Listing Details

Listing Office First Place Realty

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.