




# FIRESIDE

---

of COCHRANE

*Cochran's Premier Family Community*





Across the history of the prairies all around us,  
First Nations people found shelter and made home  
in the Teepee. At the Teepee's centre was the hearth fire.

There, families gathered for meals, warmth and  
company. There, people satisfied the need for a sense  
of belonging that resides deep within each of us.

With this gathering place of old, Fireside of Cochrane  
shares more than a name. Through our vision for  
Fireside, we're upholding the traditions of the fireside  
as a place for gathering, for connecting, for bringing  
families and neighbours together and cultivating  
a deep sense of belonging.

*Gather*  
by the Fireside

# *Cozy up to Fireside*

Embraced by Rocky Mountain vistas along the upper reaches of the Bow River Valley, Fireside is as rich in character and community spirit as it is in recreational opportunities and family-friendly amenities. Come and explore the close - knit comfort of Cochrane's Premier Family Community.



**FIRESIDE**  
OF COCHRANE

# So many reasons to love Cochrane



- A welcoming small town that has endured since the Town's incorporation in 1903
- 98% of residents deem Cochrane a safe place to live
- 42 Heritage Buildings sustain Cochrane's sense of history
- Dozens of parks and over 30 km of maintained pathways
- 12 schools, with French immersion, Catholic and Public options, plus several pre-schools
- Numerous restaurants and bars including MacKay's, Alberta's most popular ice cream parlour
- Nestled beside Alberta's Rocky Mountains & Bow River
- Year round festivals, farmers markets and special events
- Outstanding recreational facilities including hockey arenas, golf courses and family sports centres



*You've found your way Home*



On your arrival you'll find a distinctive mix of beautiful homes with streetscapes that are friendly and inviting. Soon you'll discover many other features including preserved wetlands, and acres of parks and pathways.

People are moving to this master planned community from a lot of different places, but they all come for one reason. A warm welcoming small town dynamic and a safe and nurturing environment for raising a family.

Fireside just feels like home.





### *Pathways Aplenty* 32 Acres of Parks and Pathways.

A carefully planned system of pathways links Fireside's residential clusters to each other, to the community's many amenities, and to a broader regional network of established trails. At completion Fireside will be home to 32 acres of parks and pathways.



### *K-8 School* A Hop, Skip and a Jump Away.

Fireside's master plan includes two school sites centrally located for ease of access from anywhere in Fireside. The first school site will be a K-8 public school due to open in Fall 2017.



### *Flagstone Park* Fireside's Centerpiece.

Located at the traffic circle near the Fireside entrance, Flagstone Park includes a children's playground with all the traditional favourites - swings, slides, jungle gyms and the like - as well as picnic areas and benches for parents to sit and chat while the kids play.



### *Playfields and Parks* The Outdoors are Calling.

Home to soccer fields, a baseball diamond and Flagstone Park, there's no shortage of outdoor activities. At Fireside's completion there will be 3 additional playgrounds, one of which is found in the 5.3 acre central park also featuring a basketball court, wood burning fire pit and open play area.



### *The Embers* Shop. Socialize. Connect.

The Embers welcomes residents to gather and socialize while they take advantage of retail conveniences and basic services close to home. Anchored by a Tim Hortons, Shell gas station and convenience store, residents will also welcome a dentist, doctor, pharmacy, liquor store, and pizza takeaway restaurant.

### *Bulrush Park / Cattail Park* A Natural Legacy.

To honour and preserve the community's natural legacy, Fireside was designed around two significant wetlands - peaceful places to connect with neighbours, wildlife-watch or find quiet inspiration on your own. The larger of the two parks, Bulrush is surrounded by walking paths and interpretive boards inviting visitors to learn about the wetland sanctuary surrounding them.



### *Home to Best Friends* There's More Room to Roam.

# Architectural palettes & tones



Fireside's architectural guidelines bring contemporary flair to traditional styles in this prairie landscape: Arts & Crafts (Craftsman), FarmHouse and Prairie. A distinctive palette of warm earth tones and vibrant fire tones infuses Fireside's homes with the warmth and character of a bygone era. Even as they sustain Cochrane's Western heritage and give Fireside a beautiful cohesiveness, these guidelines make a powerful statement about La Vita's commitment to creating value and upholding the integrity of the community vision.









Lake Louise 105 min

Banff Park 66 min

Canmore 58 min

Kananaskis Country 40 min

Ghost Lake 19 min



35 min Calgary Airport

30 min Calgary City Centre

26 min Foothills Hospital

25 min University of Calgary

25 min Market Mall

19 min Canada Olympic Park



*There's a lot to explore.  
Right outside your door.*

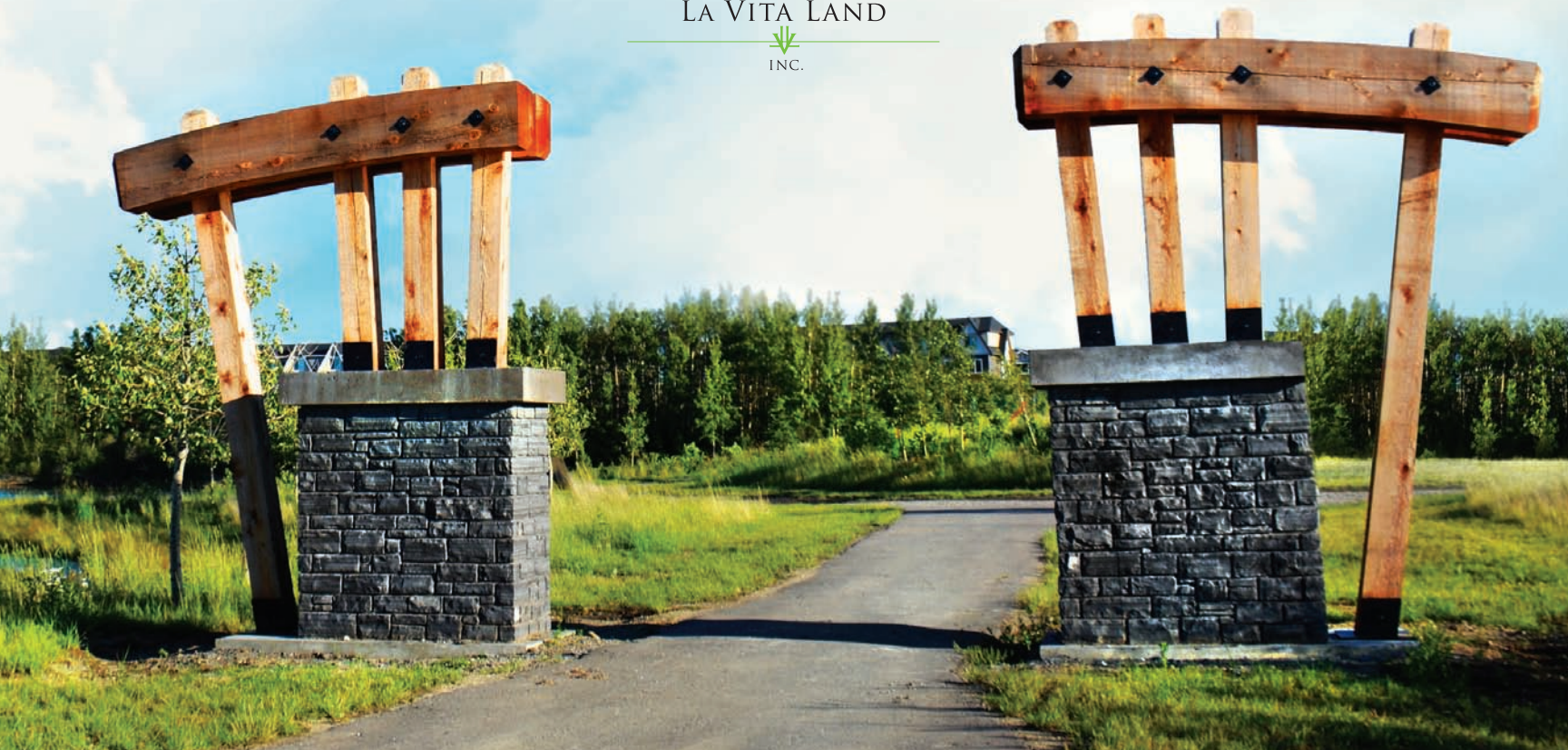
# *Pure Prairie Air*

La Vita Land believes great communities are born from the courage to do things differently. When you envision a community you begin to see preserved wetlands and green space as meeting spaces, streets and pathways as connectors between friends, and a home where neighbourly warmth lives in harmony.

LA VITA LAND



INC.





[firesidecochrane.com](https://firesidecochrane.com)

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Fireside Showhome Hours | Monday - Thursday 2 to 8pm | Saturday - Sunday Noon to 5pm | Holidays - Noon to 5pm