

\$949,900 - 88 Sunrise Heath, Cochrane

MLS® #A2250581

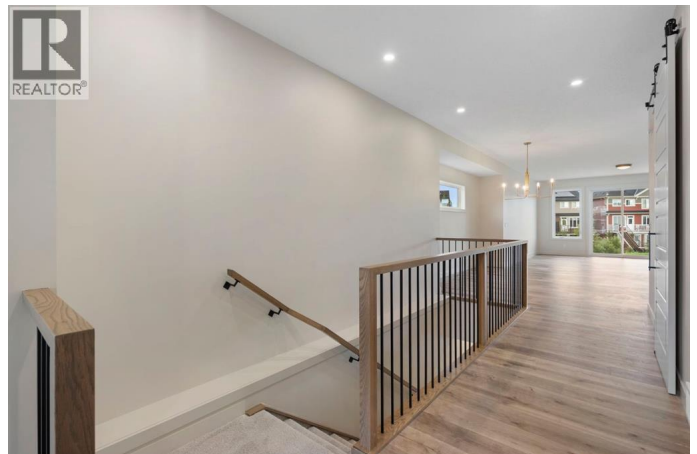
\$949,900

3 Bedroom, 3.00 Bathroom, 1,384 sqft

Single Family on 0.12 Acres

Sunset Ridge, Cochrane, Alberta

Step into the perfect blend of location, luxury, and lifestyle in this fully developed walkout bungalow in Sunset Ridge, one of Cochrane's most sought-after family-friendly communities. Nestled on a pie-shaped lot backing a green-space pathway and playground, this home is ready for you to move in. Award-winning Aspen Creek Designer Homes presents the Ethan model, showcasing quality craftsmanship and thoughtful design at every turn. The open-concept main floor is anchored by a stunning kitchen featuring quartz countertops, a large island, custom cabinetry, and stainless steel appliances. The adjoining living room, complete with a cozy fireplace, opens onto a 17x10 deck, ideal for your morning coffee! The primary suite is a true retreat. Detailed with elegant wainscoting, it features a stand-alone soaking tub, spacious walk-in shower, dual vanities, and a custom walk-in closet with built-in shelving that conveniently connects to the walk-through laundry room. Neutral tones throughout create a timeless, sophisticated atmosphere. The walkout lower level offers room for everyone with a family/games area, a stylish wet bar, two additional bedrooms with a 4-piece bath in between, with plenty of storage and utility space. Outside is your east-facing backyard, perfect for soaking in the morning sun or enjoying the evening air. The yard has been completely sodded and ready for your personalized touches. Sunset Ridge is known for its family-first amenities, including



RancheView School (K-8) and St. Timothy's High School, multiple playgrounds, and an extensive network of walking paths that make weekend strolls and bike rides a breeze. With downtown Cochrane and the Bow River just minutes away, you can have both a peaceful neighbourhood lifestyle and easy access to everything the town offers. Book your showing today! Exterior Photo is an artist rendering only. (id:6289)

Built in 2025

Essential Information

Listing #	A2250581
Price	\$949,900
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,384
Acres	0.12
Year Built	2025
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	88 Sunrise Heath
Subdivision	Sunset Ridge
City	Cochrane
Province	Alberta
Postal Code	T4C0W3

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	PVC window, Closet Organizers, No Animal Home, No Smoking Home, Gas BBQ Hookup
Parking Spaces	4
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Refrigerator, Dishwasher, Stove, Microwave, Hood Fan, Garage door opener
Heating	Natural gas Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	1
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Composite Siding
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office Real Broker



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