

15 Sunset Close Cochrane, Alberta

MLS # A2160730



\$599,000

Division:	Sunset Ridge		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,804 sq.ft.	Age:	2006 (18 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	10-26-4-W5
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-LD
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)		

Inclusions: N/A

Take a 3D tour of this immaculate home located in a highly convenient and sought-after area of Cochrane! This spacious 3-bedroom, 2.5-bath home offers comfort, style, and plenty of room for your family. As you enter, you're welcomed by beautiful French doors into an open-concept great room featuring a cozy gas fireplace and ceiling fans for year-round comfort. The kitchen is a chef's delight, with granite countertops on the island, additional counters, a walk-in corner pantry, and sunny windows illuminating the spacious dining area. A door off the dining room leads to a patio and landscaped yard, perfect for outdoor entertaining. The upper level boasts stylish light fixtures and three generously sized bedrooms. Two of the bedrooms share a 4-piece bathroom, while the primary bedroom features a walk-in closet and a 4-piece ensuite with a soaker tub and shower stall. The undeveloped basement allows you to create a personalized space to suit your needs. Located in a great family-friendly neighborhood, this home is less than a 5-minute drive to elementary, junior high, and high schools. Additionally, it's less than an 8-minute drive to parks, grocery stores, coffee shops, and restaurants. Enjoy easy access to downtown Calgary, just 40 minutes away, and the Tuscany LRT station, only 20 minutes away. Book your private showing today!