

# \$509,900 - 322 Sundown Road, Cochrane

MLS® #A2193822

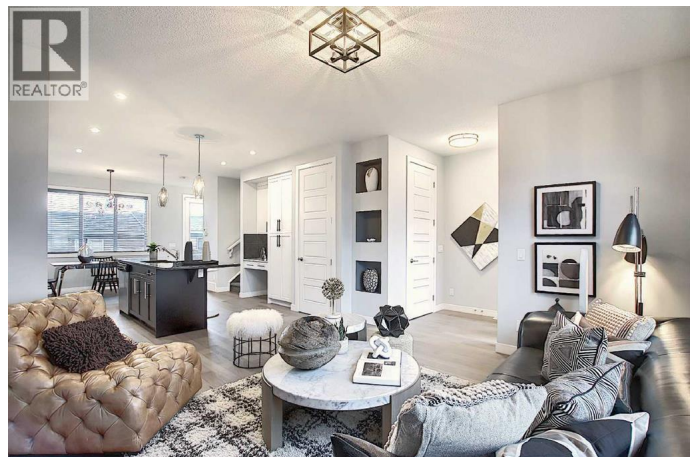
**\$509,900**

3 Bedroom, 3.00 Bathroom, 1,262 sqft

Single Family on 0.06 Acres

Sunset Ridge, Cochrane, Alberta

Terrific Value... Introducing the Stunning St. Andrews Model by Douglas Homes Master Builder... This exceptional End Unit townhome has 3 bedrooms and 2.5 bathrooms, offers the perfect blend of modern elegance and practical design—ideal for families, first-time buyers, or those looking to downsize without sacrificing quality. Upon entering, you'll be welcomed by a spacious open-concept main floor with soaring 9' ceilings and large windows that flood the home with natural light, creating a warm, inviting atmosphere. The main level is beautifully finished with engineered hardwood flooring that adds a touch of luxury throughout the space. The kitchen is a highlight, featuring premium builder's grade stainless steel appliances, sleek quartz countertops, and ample cabinet space, perfect for daily cooking or entertaining. Adjacent to the kitchen is a bright and cozy dining nook, and a well-sized great room that flows seamlessly together for gatherings or family time. Upstairs, the generously sized primary bedroom offers a private retreat, complete with a walk-in closet and a well-appointed ensuite. Two additional bedrooms, perfect for children, guests, or a home office, share a full bathroom. This model offers sought-after features such as no condo fees, a rear double detached garage, a treated wood deck, a front concrete pad, and fully landscaped front and rear yards, providing comfort and convenience in a low-maintenance package. With its elegant finishes and thoughtful design, the St.



Andrews Model is a great option for those making the leap from renting to owning, or anyone seeking an affordable yet high-quality home. \*\* Key Features: | Townhouse | No Condo Fees | Rear Garage | Front Concrete Pad | 9' Main Floor Ceilings | Treated Wood Deck | Full Landscaping (Front & Back) | Quartz Countertops | Engineered Hardwood on Main Floor | Built-in Desk | This home will soon be move-in ready around spring of 2025, making it the perfect opportunity for those seeking a modern, low-maintenance lifestyle in the desirable Sunset Ridge community. \*\*\*\*\*

Pictures from our St. Andrews Model Showhome. This listing has a slightly different interior finishing package than as shown in the pictures presented here. (Attention fellow agents: Please read the private remarks.) (id:6289)

Built in 2025

Essential Information

Listing #	A2193822
Price	\$509,900
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,262
Acres	0.06
Year Built	2025
Type	Single Family
Sub-Type	Freehold

Community Information

Address	322 Sundown Road
Subdivision	Sunset Ridge
City	Cochrane
Province	Alberta
Postal Code	T4C3H2

## Amenities

Amenities	Playground, Schools
Features	Closet Organizers
Parking Spaces	2
Parking	Detached Garage
# of Garages	2

## Interior

Appliances	Refrigerator, Dishwasher, Stove, Microwave Range Hood Combo
Heating	Natural gas Forced air
Cooling	None
# of Stories	2

## Exterior

Exterior Features	Landscaped
Construction	Wood frame
Foundation	Poured Concrete

## Listing Details

Listing Office	MaxWell Canyon Creek
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Listing information last updated on October 13th, 2025 at 9:31am CDT