

\$1,099,900 - 28 Sunvalley View, Cochrane

MLS® #A2250508

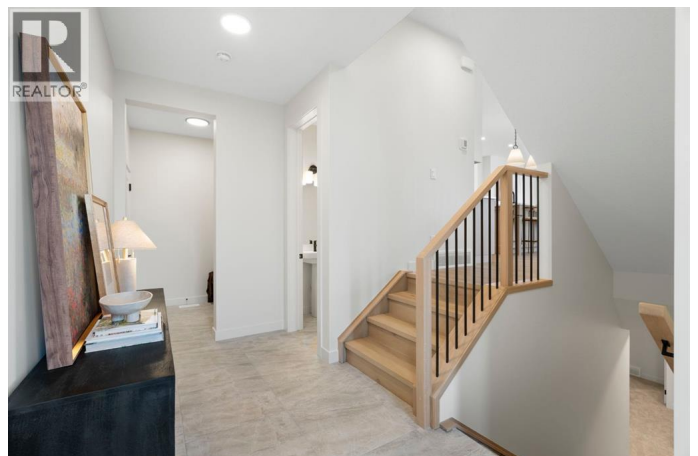
\$1,099,900

4 Bedroom, 4.00 Bathroom, 2,285 sqft

Single Family on 0.13 Acres

Sunset Ridge, Cochrane, Alberta

Discover your new home located in the exclusive community of Pinnacle Estates at Sunset Ridge in Cochrane. Introducing the MIA model by Aspen Creek Designer Homes, voted Cochrane Builder of the Year two years in a row. With over 3,100 sq. ft. of developed living space, this corner-lot home is designed for both function and style. A wraparound front porch sets the tone, offering incredible views from all angles. Inside, the spacious entryway flows into a built-in mudroom with coat racks and bench, along with a convenient powder bath. The main floor showcases an open-concept design filled with natural light from oversized windows. The kitchen is a true standout with custom cabinetry, stainless steel appliances, quartz counters, double ovens, and a walk-in pantry with built-in shelving. A tucked-away work space is ideal for those needing a home office. The living room centers around a cozy electric fireplace, while patio doors off the dining area open to the covered porch that is perfect for entertaining or unwinding. Upstairs, the primary suite is privately set apart and features wainscoting detail, a large walk-in closet with custom shelving, and a spa-inspired ensuite with a soaker tub and glass shower. Just outside, the coffee bar on the landing adds a thoughtful touch. Two additional bedrooms with large closets, a generous sun filled bonus room, a 4 piece bathroom with ample counter space and storage for all the linens with a laundry room that completes the upper level. The fully



finished lower level includes a spacious rec room, additional bedroom, full bathroom and plenty of storage. The outside yard has been fully covered with sod and is yours to personalize with space for a trampoline, garden or fire pit to spend those summer nights. All of this located one block from RanchView School (K-8), parks, and new pathways leading to the historic Cochrane Ranchehouse. Book your showing today!
(id:6289)

Built in 2025

Essential Information

Listing #	A2250508
Price	\$1,099,900
Bedrooms	4
Bathrooms	4.00
Half Baths	1
Square Footage	2,285
Acres	0.13
Year Built	2025
Type	Single Family
Sub-Type	Freehold

Community Information

Address	28 Sunvalley View
Subdivision	Sunset Ridge
City	Cochrane
Province	Alberta
Postal Code	T4C0X8

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	Wet bar, 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, Oven - Built-In, Hood Fan, Garage door opener, Washer & Dryer
Heating	Natural gas Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Concrete, Wood siding
Construction	Poured concrete, Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office Real Broker



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