

# \$620,000 - 116 Sundown Crescent, Cochrane

MLS® #A2225593

**\$620,000**

3 Bedroom, 3.00 Bathroom, 1,732 sqft  
Residential on 0.13 Acres

Sunset Ridge, Cochrane, Alberta

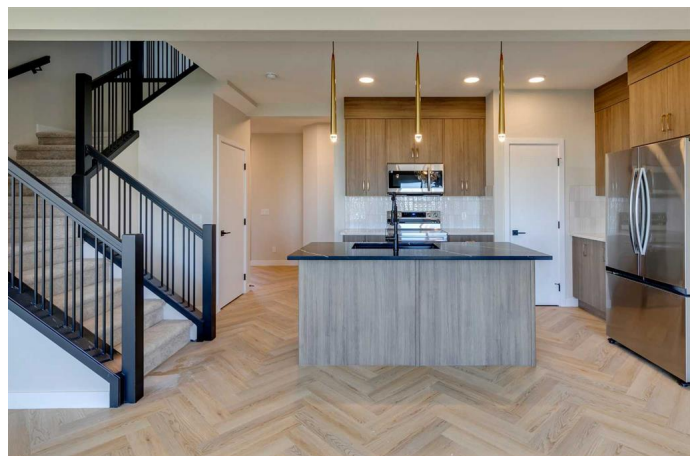
**\*\* OPEN HOUSE at Greystone Showhome -**  
498 River Ave, Cochrane - Wed. June 4,  
3-5pm, Fri. June 6, 2-5pm, Sat June 7, 12-4pm  
& Sun. June 8 4-6pm **\*\*** into modern elegance  
with the Dallas Model by Rohit Homesâ€”a  
beautifully designed detached 2-storey home  
offering 1,726 sq ft of well-planned living  
space. Featuring 3 bedrooms, 2.5 bathrooms,  
and a double attached garage, this home  
combines functionality, style, and comfort in  
one seamless package.

The open-concept main floor is filled with  
natural light, thanks to 9-foot ceilings and  
expansive triple-pane windows. The heart of  
the home is the stunning gourmet kitchen,  
showcasing quartz countertops, stylish  
cabinetry, and a walkthrough pantry that  
connects directly to the mudroom and  
garageâ€”perfect for busy family life.

A separate side entrance opens up future  
possibilities for basement development,  
whether youâ€™re dreaming of a home office,  
gym, or more.

Upstairs, you'll find a spacious primary suite  
complete with a walk-in closet and private  
ensuite, as well as two additional bedrooms, a  
full bath, and convenient upstairs laundry.

Located in the vibrant community of Heartland,  
youâ€™ll enjoy quick access to parks,  
schools, shopping, and major roadways, with



the Rocky Mountains just a short drive away.

This is more than just a home—it's a lifestyle upgrade. Book your showing today and experience the Dallas Model for yourself!

Built in 2025

**Essential Information**

MLS® #	A2225593
Price	\$620,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,732
Acres	0.13
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	116 Sundown Crescent
Subdivision	Sunset Ridge
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 1Y3

**Amenities**

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

**Interior**

Interior Features	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan,
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	Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Full, Unfinished

## Exterior

Exterior Features	Other
Lot Description	Back Lane, Other
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 30th, 2025
Days on Market	19
Zoning	TBD

## Listing Details

Listing Office	eXp Realty
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