

# \$614,900 - 377 Sundown Road, Cochrane

MLS® #A2263669

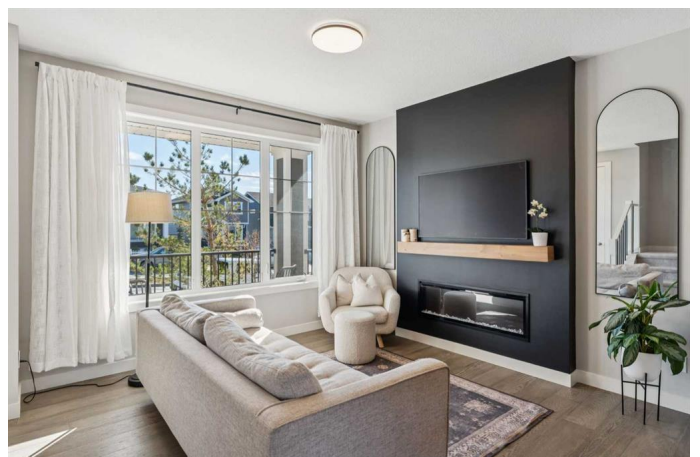
**\$614,900**

4 Bedroom, 4.00 Bathroom, 1,592 sqft

Residential on 0.08 Acres

Sunset Ridge, Cochrane, Alberta

Welcome to this beautifully upgraded detached home in desirable Sunset Ridge, offering the perfect blend of style, comfort, and convenience. Located just steps from the local school and the future community centre, this property is ideal for families looking to settle into one of Cochrane's most vibrant communities. From the moment you arrive, the inviting front porch and no-maintenance landscaping set the tone for relaxed living. The west-facing backyard enjoys plenty of afternoon sun, with neighbours set back for added privacy, a paved back lane, and ample space to add a future garage or parking pad. There's even a side entrance and dog run, perfect for pet owners. Inside this meticulously cared for home, you'll find a bright, airy layout with stylish upgrades throughout, including a modern electric fireplace in the main living area. Upstairs features comfortable bedrooms with blackout blinds throughout the second level and a spacious primary suite complete with a walk-in closet. The professionally designed and finished basement adds a fourth bedroom with its own walk-in closet, ideal for guests, teens, or extended family. A dry bar in the rec room anchors the space, with designer tile as adding a fun feature wall. Ample storage is located under the stairs and throughout the home. Additional comforts include central A/C, water softener, and a HEPA air filtration system, ensuring year-round comfort and peace of mind. This home truly offers



exceptional value in the low \$600s, move-in ready, and designed with thoughtful touches throughout. Book your showing today!

Built in 2022

**Essential Information**

MLS® #	A2263669
Price	\$614,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,592
Acres	0.08
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	377 Sundown Road
Subdivision	Sunset Ridge
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C2A6

**Amenities**

Amenities	Other
Parking Spaces	2
Parking	Off Street

**Interior**

Interior Features	High Ceilings, No Smoking Home, Separate Entrance, Walk-In Closet(s), Dry Bar
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Microwave, Refrigerator, Washer/Dryer, Water Softener, Window Coverings, Oven

Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Balcony, Private Entrance, Dog Run, Garden
Lot Description	Back Lane, Low Maintenance Landscape, Dog Run Fenced In
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	October 10th, 2025
Zoning	R-MX
HOA Fees	146
HOA Fees Freq.	ANN

## Listing Details

Listing Office	eXp Realty
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