\$265,000 - 3106, 15 Sunset Square, Cochrane

MLS® #A2264351

\$265,000

1 Bedroom, 1.00 Bathroom, 661 sqft Residential on 0.02 Acres

Sunset Ridge, Cochrane, Alberta

Welcome home to this beautifully spacious and light-filled condo, perfectly designed for comfort and convenience. Nestled on the main floor, you'II appreciate the ease of no stairs and no waiting for elevators. Just effortless living.

Step inside to find a welcoming entryway with ample closet space and in-suite laundry for everyday practicality. The kitchen is a showstopper, featuring maple cabinetry, granite countertops with tones of storage, stainless steel appliances that make cooking a pleasure. The breakfast bar is perfect for enjoying morning coffee or a quick meal. The open-concept living and dining area offers room for plenty of furniture. Enjoy working at the built in desk. You'll love the abundance of natural light that fills the space, creating a warm and inviting atmosphere. The four-piece bathroom impresses with its granite vanity and dual access from both the hallway and the bedroom.

Step outside to your east-facing ground level balcony, the perfect spot to enjoy your morning coffee or grow cheerful potted flowers in the sunshine, BBQ with ease thanks to bbq gas line.

With underground titled parking and a secure storage unit, you'II never be short on space or comfort.

This home combines style, functionality, and incredible value, the perfect opportunity to stop renting and start owning your future or retire and enjoy this wonderful community. Recent







uprades include led kitchen pendant & ceiling lighting, ceiling fan w light in dining area, new refrigerator with ice/water, kitchen faucet, toilet & braded hoses on washing machine.

Built in 2009

Essential Information

MLS® # A2264351 Price \$265,000

Bedrooms 1

Bathrooms 1.00

Full Baths 1

Square Footage 661

Acres 0.02 Year Built 2009

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

Community Information

Address 3106, 15 Sunset Square

Subdivision Sunset Ridge

City Cochrane

County Rocky View County

Province Alberta
Postal Code T4C0E7

Amenities

Amenities Elevator(s), Visitor Parking, Garbage Chute, Secured Parking

Parking Spaces 1

Parking Titled, Underground

Interior

Interior Features Breakfast Bar, Ceiling Fan(s), Granite Counters, No Animal Home, No

Smoking Home, Open Floorplan

Appliances Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator,

Washer/Dryer Stacked

Heating In Floor

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Electric, Family Room, Decorative

of Stories 4

Exterior

Exterior Features Balcony, BBQ gas line

Construction Brick

Additional Information

Date Listed October 17th, 2025

Days on Market 13

Zoning R-M

Listing Details

Listing Office Coldwell Banker United

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