



26 Ridge View Place Cochrane Alberta

\$1,049,900

Discover luxury living at its finest on one of Cochrane's most coveted streets in the enchanting community of River Song. This exquisite residence, perched on the ridge with panoramic views of the Bow River Valley and a serene natural ravine, offers a sophisticated lifestyle just minutes west of Calgary. Enjoy the ease of access to the foothills and Rocky Mountains, right at your doorstep. The main floor is an absolute masterpiece, featuring 10ft ceilings and captivating views. A private study, a grand living room with a cozy gas fireplace, and an elegant dining area that opens to a maintenance-free sundeck make this home perfect for both entertaining and relaxation. The gourmet kitchen is a chef's dream, boasting full-height cabinets, 2" quartz countertops, top-of-the-line appliances, and a walk-through pantry leading to a mudroom with custom lockers, ideal for busy families. A stylish 2-piece powder room completes the main level. Spindle railings lead to the upper floor, where a loft-style vaulted bonus room greets you with stunning westward views. The luxurious primary suite, featuring vaulted ceilings, offers a spa-like 5-piece en suite with a tile and glass steam shower, a freestanding tub, a skylight, heated floors, and a spacious walk-in closet. Two additional generously sized bedrooms, another full bathroom, and a well-appointed laundry room with a sink complete this level. The lower level is an entertainer's paradise with 9ft ceilings, a sprawling family/media room, a games area with a wet bar, a 4-piece bath, and an additional bedroom perfect for guests. The attached double garage is meticulously finished with epoxy-coated floors and boasts heated flooring, a feature also found in the basement. Additional upgrades include built-in speakers, Hunter Douglas blinds, and an exposed aggregate driveway. Perfectly situated just steps away from Bow Valley High Sch...

Primary Bedroom 17.25 Ft x 15.33 Ft

Other 9.75 Ft x 6.83 Ft

5pc Bathroom 17.25 Ft x 15.33 Ft

Bedroom 13.67 Ft x 11.92 Ft

Bedroom 12.17 Ft x 10.92 Ft

4pc Bathroom 10.92 Ft x 4.92 Ft

Recreational, Games room 18.92 Ft x 15.42 Ft

Bedroom 12.92 Ft x 9.75 Ft

Other 5.75 Ft x 4.33 Ft

4pc Bathroom 7.58 Ft x 4.92 Ft

Kitchen 16.08 Ft x 16.00 Ft

Living room 17.58 Ft x 17.08 Ft

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Listing Presented By:



Originally Listed by:

RE/MAX Real Estate (Mountain View)

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Mirror

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Bonus Room 15.17 Ft x 12.67 Ft
Laundry room 9.17 Ft x 5.67 Ft
Family room 17.33 Ft x 17.17 Ft
Addition 8.50 Ft x 8.00 Ft

Dining room 16.42 Ft x 8.42 Ft
Office 16.00 Ft x 11.75 Ft
2pc Bathroom 7.92 Ft x 5.17 Ft