



## 15 Riviera Court Cochrane Alberta

\$849,900

\* Welcome to RIVER'S EDGE \* A new standard in successful luxury living by Jayman BUILT. PREMIER LOCATION BACKING ONTO THE BOW RIVER VALLEY - VILLAS and RESORT LIFESTYLE LIVING. The look of your home says a lot about you. Whether you want to give the impression of classic elegance or modern style, your home should be exciting, like a castle. Discover Estate Single Level Living with all the best right at your doorstep! High-end design, style, smart home, and architecture, complete this bungalow villa. Quality finishing and prized wealth abound in this home. Situated on a quiet private street with a west-facing rear yard, all on a low-maintenance homesite. This picturesque enclave nestled within the community of Riviera boasts views of the Bow River & majestic Rocky Mountains. All of which are surrounded by parks & pathways with tree-lined boulevards. Featuring West Coast & Urban Contemporary Design, you will discover the award-winning Sawyer floor plan featuring a FULLY FINISHED WALK-OUT basement overlooking the wonderful yard close to the green space with a walking path. This gorgeous Bungalow will have you at Hello. As you enter, you seamlessly pass the open DEN & are welcomed into a stunning open kitchen area with a soaring 9ft main accented with QUARTZ countertops, sleek stainless steel KitchenAID appliances & lovely large center island. Both the Great Room & Owner's Suite boast amazing site lines, with the primary bedroom including a "spa-like" en suite showcasing dual vanities, a stand-alone shower, an oversized soaker tub & walk-in closet with laundry for ease of convenience. The FULLY FINISHED walk-out lower level showcases a covered outdoor patio, a REC ROOM, BEDROOM, WET BAR, STORAGE SPACE, 2ND FAMILY ROOM, and a 4PC FULL BATHROOM! Feature bonus: a power awning on the upper wood deck, epoxy finished garage floor, water softener, exterior storage shed, tankl...

Recreational, Games room 14.58 Ft x 10.75 Ft

Bedroom 11.83 Ft x 10.67 Ft

Family room 17.50 Ft x 12.67 Ft

4pc Bathroom .00 Ft x .00 Ft

Great room 12.75 Ft x 10.25 Ft

Dining room 12.00 Ft x 8.50 Ft

Primary Bedroom 10.67 Ft x 15.42 Ft

Den 7.67 Ft x 8.08 Ft

Kitchen 12.00 Ft x 15.17 Ft

2pc Bathroom Measurements not available

5pc Bathroom Measurements not available

Laundry room 10.67 Ft x 6.25 Ft

Foyer 9.75 Ft x 6.00 Ft

Listing Presented By:



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