



## 2206 Jumping Pound Common Cochrane Alberta

\$440,000

Welcome to Jumping Pound Common, a charming family oriented neighbourhood in the heart of Jumping Pound Nature Reserve and Jumping Pound Creek. Upon entering, you are greeted by a bright foyer that flows into a versatile den or office space, large closet and is complemented by a convenient half bath and a spacious attached garage. The upper level features soaring 9-foot ceilings and large windows that fill the home with natural light. The kitchen boasts gleaming quartz countertops, floor-to-ceiling cabinetry, and stainless steel appliances, making it ideal for gatherings in the generous dining area. The south-facing living room offers stunning views. Upstairs you will find two well-sized bedrooms share a 4-piece bath and conveniently located upper level laundry. The primary suite is a true retreat, overlooking picturesque rolling hills, complete with 2 closets and a luxurious 4-piece ensuite. Ideally located near scenic walking pathways, this home perfectly blends comfort and outdoor adventure. Book a showing today! (id:6769)

Living room 16.10 M x 14.10 M

Dining room 9.10 M x 12.50 M

Kitchen 10.20 M x 14.10 M

Bedroom 10.00 M x 8.70 M

4pc Bathroom 8.11 M x 4.11 M

Bedroom 8.60 M x 9.50 M

Primary Bedroom 11.60 M x 11.80 M

4pc Bathroom 7.50 M x 5.60 M

Den 9.50 M x 8.90 M

2pc Bathroom 5.10 M x 5.60 M

Listing Presented By:



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