



63 RIDGE VIEW Place Cochrane AB

\$1,999,999

THE QUINTESSENCE of UNDERSTATED ELEGANCE! French Contemporary Charm and exceptional quality! Rocky Mountain & Bow River views w/ green space & forest of trees behind! Painted Ceilings 15' entry into this gorgeous home featuring wrought iron railing stairwells, 24"x36" tile flooring, Wool carpeting. Stone tile front gas Fireplaces(3)(built in's on either side)plus 2 electric FP's.Four large Bedrooms on lower level each with its own 4pc ensuite(jetted tub) and TV's. Master bedroom, 5pc ensuite w/steam shower, 2 walk in closets with Built in cabinetry,gas Fireplace, office/bonus room on upper level as its own private quarters. Quartz countertops in all bathrooms, laundry rooms(x2), & kitchen counters. A chef Kitchen to marvel at- 2 islands w/cast iron sinks, garborators, 2 dishwashers, 6 burner Wolf gas range & 3 convection ovens. Large dining area /w BI Buffet, door to Deck w/ Gas FP (stone front) BI WOLF BBQ.Lower level features Family room, study area, Media Room w/ Theatre seating, INFLOOR HEAT. continued Boiler system in mechanical room, sound system state of the art. The attached oversized heated garage is capable of car lifts. Exposed aggregate driveway, patio. HOT TUB(new, not connected), Professional landscaping by BIG SKY Landscaping- Iron built gates, arbours, bridge features. Undergd sprinklers, 2 a/c, central vac/attachments. Front parlour or office has WI closet.Two half baths. Area rugs to match wool carpets- all brand new. Copper accents on roof and outdoor fireplace(will not change color).Professional drapery, darkening blinds, silhouettes, california 3 inch vanes shutters throughout. Interior Sprinkler system in home also.Fridge and Freezer in Kitchen are Intergrated Double Column cabinet fronts (27 inch)Sub Zero. Under cabinet lighting on all counters. Shed is built in under Deck. RI plumbing for future wetbar (east wall)off the lower family room en...

Living Room 19'2" x 18'1"

Kitchen 16'11" x 16'11"

Dining Room 16'11" x 10'3"

Office 12'6" x 9'11"

Laundry Room 14'11" x 6'1"

Laundry Room 6'9" x 5'8"

Family Room 15'10" x 13'10"

Media Room 21'4" x 17'6"

Bedroom 14' x 12'2"

Bedroom 14'1" x 12'7"

Bedroom 14'9" x 10'4"

Bedroom 14'5" x 11'10"



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Office 21'6" x 13'11"

Other 8'6" x 8'5"

Master Bedroom 18'5" x 13'11"