



## 101 Sunset Drive Cochrane Alberta

\$355,000

Low maintenance & immaculate, 2 Bedroom + 1.5 bath, 1,169+ sqft CORNER UNIT townhome built by Calbridge in Sunset Ridge! Enjoy numerous family-friendly amenities, including extensive pathway systems, Cochrane Ranch, parks, ponds, playgrounds, sports fields (soccer, baseball), commercial convenience & schools (K-8, High School). Townhouse features rustic oak floors on main floor + open concept kitchen with cabinets to ceiling, stainless steel appliances, granite countertops with breakfast bar opening to good sized nook area with direct access to sunny WEST-facing deck. Front living room w/ entrance closet & 2 pc powder room round out the main level. Upstairs offers 2 generous sized bedrooms, one with MOUNTAIN VIEWS + full 4 pc bath & ensuite access to master bedroom with dual walk-through closets. Full basement ready for development with R/I plumbing + top loading washer & dryer. Additional features include: Ecobee Smart Heating System, Ring Alarm + 2 parking stalls! Exceptional Value! (id:6769)

Storage 13.83 Ft x 35.92 Ft

Furnace 4.58 Ft x 13.25 Ft

Living room 9.58 Ft x 12.00 Ft

Kitchen 10.75 Ft x 9.58 Ft

Dining room 10.42 Ft x 9.42 Ft

2pc Bathroom 5.33 Ft x 5.50 Ft

Primary Bedroom 14.25 Ft x 11.75 Ft

Bedroom 14.25 Ft x 11.75 Ft

4pc Bathroom 7.50 Ft x 9.92 Ft

Listing Presented By:



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