



376 Precedence Hill Cochrane Alberta

\$798,000

Welcome to this beautifully crafted bungalow that perfectly balances style, comfort, and functionality! Designed with an inviting OPEN-CONCEPT layout, the main floor showcases soaring VAULTED CEILINGS that create a bright and spacious atmosphere. The impressive kitchen features QUARTZ COUNTERTOPS, a statement FEATURE HOOD FAN, updated TILE BACKSPLASH, and plenty of cabinetry—ideal for both entertaining and everyday living. The adjoining living room centers around an ELECTRIC FIREPLACE with a striking FEATURE WALL, adding warmth and modern flair. A stylish MAIN FLOOR OFFICE with a BARN DOOR and custom attachment provides the perfect work-from-home setup. The upgraded LAUNDRY ROOM offers added convenience with COUNTERSPACE, SHELVEING, and CABINETRY, complemented by UPGRADED TILE. The elegant HALF BATH is thoughtfully finished with a SLATTED ACCENT WALL, QUARTZ COUNTERS, and UPGRADED FIXTURES. The PRIMARY BEDROOM is a true retreat, featuring a generous WALK-IN CLOSET and a spa-inspired ENSUITE complete with DUAL SINKS and a fully TILED SHOWER. Downstairs, the FULLY FINISHED BASEMENT expands your living space with a cozy FAMILY ROOM featuring a FEATURE WALL and DRY BAR, plus TWO ADDITIONAL BEDROOMS and a MODERN 4-PIECE BATHROOM—perfect for guests or family. Step outside to your WEST-FACING BACKYARD OASIS, highlighted by a TWO-TIERED DECK with PRIVACY WALL, a PERGOLA WITH ROOF, BUILT-IN BENCH, and beautiful LANDSCAPING with florals and a PAVING STONE PATHWAY—all while enjoying scenic views of Cochrane. Located in one of Cochrane's most desirable communities, this home offers high-end finishes, thoughtful design, and incredible outdoor living—truly a must-see! (id:6769)

Recreational, Games room 23.42 Ft x 15.42 Ft

Furnace 16.92 Ft x 8.67 Ft

Bedroom 10.58 Ft x 9.92 Ft

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4pc Bathroom 9.83 Ft x 4.92 Ft

Kitchen 19.67 Ft x 7.92 Ft

Living room 13.33 Ft x 13.17 Ft

Office 9.92 Ft x 8.92 Ft

Laundry room 12.33 Ft x 6.42 Ft

Primary Bedroom 12.92 Ft x 11.92 Ft

2pc Bathroom 6.33 Ft x 5.58 Ft

4pc Bathroom 8.25 Ft x 8.08 Ft

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