



## 47 Sundown Way Cochrane Alberta

\$925,000

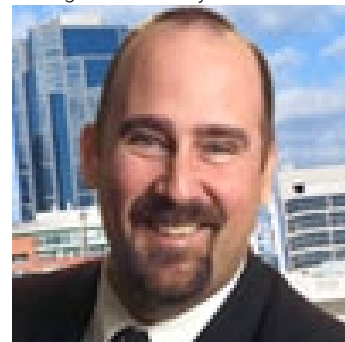
-- Open House Saturday, February 7th from 1pm - 4pm -- Welcome to 47 Sundown Way in Sunset Ridge, offering prestige, UNOBSTRUCTED panoramic MOUNTAIN VIEWS, & POND VIEWS with NO NEIGHBOURS BEHIND! Enjoy breathtaking VIEWS from all three levels and unforgettable sunsets as the sky turns vibrant colours from your rear patio. Step inside to discover a home defined by thoughtful upgrades and refined finishes throughout. A spacious entryway with added storage leads into a bright, OPEN-CONCEPT KITCHEN and living area designed to impress. The kitchen features MARBLE COUNTERTOPS, upgraded appliances, double wall ovens, a gas cooktop, and under-cabinet lighting. The living room is anchored by a GAS FIREPLACE with an elegant feature wall. Step out onto the upper deck spanning the back of the home and soak in the uninterrupted views. With a gas line for BBQ, this space is perfectly set up for effortless summer entertaining. Upstairs, retreat to your spa-like primary suite with VAULTED CEILINGS, stunning MOUNTAIN VIEWS, a private sanctuary you'll never want to leave. The luxurious ensuite includes a dual vanity, TWO WALK-IN CLOSETS, and extended counter space for those that enjoy a space for getting ready in the morning. Two additional bedrooms, a bonus room with vaulted ceilings, plush carpet, extra linen storage, and a main bath with double vanity continue the theme of quality and comfort. Additional features include custom window coverings throughout, AIR-CONDITIONING, BUILT-IN SPEAKERS and surround sound in the bonus room, HARDIE BOARD SIDING, and a built-in vacuum system with all accessories. The WALKOUT BASEMENT offers incredible potential with rough-in plumbing, dual furnaces, and completed framing, ready for future development including a bedroom, bathroom, and recreation space. Step outside to your backyard oasis with direct access to the pond, paths and park, accompanie...

Kitchen 16.33 Ft x 9.67 Ft  
Dining room 13.00 Ft x 11.83 Ft  
Living room 18.67 Ft x 17.17 Ft  
Foyer 11.08 Ft x 7.67 Ft  
2pc Bathroom 5.33 Ft x 4.83 Ft  
Bonus Room 14.00 Ft x 14.00 Ft

Primary Bedroom 19.17 Ft x 12.50 Ft  
Bedroom 13.25 Ft x 9.00 Ft  
Bedroom 11.67 Ft x 9.67 Ft  
5pc Bathroom 14.00 Ft x 13.42 Ft  
5pc Bathroom 11.08 Ft x 5.00 Ft

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Listing Presented By:



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