



# 55 Sundown Terrace Cochrane Alberta

\$700,000

Welcome to this beautifully designed and AIR CONDITIONED 4-bedroom, 3.5-bathroom home, nestled in the highly sought after and family-friendly community of Sunset Ridge. This home offers the perfect blend of comfort, space, and style! Just move right in! The main floor invites families to gather with a bright and sparkling kitchen featuring custom cabinetry, a large eat up island, and a convenient walk-through pantry. A gorgeous floor to ceiling brick fireplace really anchors the living room, and it's all showcased by large windows and fabulous light! A generously sized laundry/mud room leads to the double garage with extra high ceilings for even more storage. A private office is tucked away from the main living area, offering the perfect quiet space for work or study. Upstairs, the vaulted ceiling in the BONUS ROOM creates an inviting and airy atmosphere, providing the perfect versatile space for a family lounge, playroom, or home theater. The primary bedroom is a true retreat, complete with a large walk-in closet and a spa-inspired 5-piece ensuite, featuring a soaker tub and separate shower. In addition to the primary bedroom, there are 2 more spacious bedrooms on this level for your kids to call their own, and a 4 piece bathroom. The FULLY FINISHED basement extends your living space with a cozy family room complete with a wet bar, a four piece bathroom and an additional bedroom, along with an unfinished storage room. The utility room is oversized as well, so no more squeezing in to change the furnace filters! Outside, you'll enjoy the mature, landscaped backyard complete with an apple tree, a deck, and a ground-level patio—ideal for outdoor gatherings or relaxing in the fresh air. Located in a prime spot, this home is close to scenic walking paths, ponds, schools, and multiple playgrounds, making it the perfect location for families. Don't miss out on the opportunity...

Family room 22.92 Ft x 12.58 Ft  
 Bedroom 12.50 Ft x 8.92 Ft  
 4pc Bathroom 8.92 Ft x 4.92 Ft  
 Storage 14.00 Ft x 11.58 Ft  
 Kitchen 16.00 Ft x 11.00 Ft  
 Pantry 7.83 Ft x 4.08 Ft

2pc Bathroom 6.42 Ft x 2.83 Ft  
 Other 22.75 Ft x 18.00 Ft  
 Primary Bedroom 15.42 Ft x 13.25 Ft  
 5pc Bathroom 9.33 Ft x 8.58 Ft  
 Other 9.33 Ft x 6.33 Ft  
 Bedroom 13.25 Ft x 9.50 Ft

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Listing Presented By:



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**RE/MAX Realty Professionals**

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Dining room 11.00 Ft x 9.83 Ft

Living room 15.25 Ft x 12.00 Ft

Office 10.25 Ft x 9.00 Ft

Laundry room 10.42 Ft x 7.33 Ft

Bedroom 10.75 Ft x 9.33 Ft

Bonus Room 18.00 Ft x 13.25 Ft

4pc Bathroom 9.50 Ft x 4.92 Ft