



## 99 Ridge View Close Cochrane Alberta

\$829,900

Welcome to your dream home in Riversong, where luxury meets tranquility. This stunning residence offers the perfect combination of modern convenience and timeless elegance, all set on a serene, PRIVATE lot with MATURE TREES. Completely RENOVATED from top to bottom in 2021, this home features HARDIE BOARD SIDING and over 3000 sq ft of meticulously designed living space. Step inside to find a spacious main floor that seamlessly flows through an OPEN-CONCEPT layout, adorned with WHITE OAK ENGINEERED HARDWOOD FLOORS and beautiful CERAMIC TILE flooring for your entry ways. The living room invites you to unwind with a cozy GAS FIREPLACE, built with FLOOR-TO-CEILING STONE surrounding, creating the ideal setting for both gatherings and quiet nights in. The gourmet kitchen is a chef's delight, boasting GRANITE COUNTERTOPS, stainless steel appliances, and MODERN LIGHTING over the island that features a BREAKFAST BAR. Soft-closing doors and drawers throughout the kitchen, along with ample cupboard space, ensure that all your storage needs are met with style. Ascend the SPIRAL STAIRCASE to discover three well-appointed bedrooms on the second level, including the luxurious master suite. The sunken BONUS ROOM, with its VAULTED CEILINGS, offers a versatile space perfect for relaxation or entertainment. The MASTER BEDROOM is a serene retreat, complete with a ceiling fan, a SPA-LIKE 5-piece ENSUITE with a SOAKER TUB, STAND UP SHOWER and a WALK-IN CLOSET. The FULLY FINISHED WALKOUT basement is an entertainer's dream, featuring a WET BAR, an additional bedroom with a bathroom, and 9-FOOT CEILINGS, making it the perfect space for hosting guests or enjoying family movie nights. Outside, the EAST-FACING backyard offers a peaceful retreat, surrounded by MATURE TREES that provide privacy and natural beauty. The expansive DECK, is equipped with a BBQ gas line, and is ideal for dining and t...

Recreational, Games room 23.75 Ft x 18.42 Ft

Furnace 11.83 Ft x 8.25 Ft

Bedroom 13.83 Ft x 9.25 Ft

4pc Bathroom 10.00 Ft x 6.58 Ft

Other 9.25 Ft x 6.75 Ft

Other 8.83 Ft x 8.08 Ft

2pc Bathroom 7.50 Ft x 5.08 Ft

Bonus Room 18.92 Ft x 13.58 Ft

Laundry room 8.00 Ft x 7.17 Ft

Primary Bedroom 13.92 Ft x 13.67 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



Originally Listed by:  
eXp Realty

**RE/MAX Realty Professionals**

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**Kitchen** 13.50 Ft x 12.25 Ft  
**Dining room** 15.17 Ft x 10.42 Ft  
**Living room** 18.25 Ft x 13.92 Ft  
**Foyer** 7.50 Ft x 7.50 Ft

**Bedroom** 12.25 Ft x 9.92 Ft  
**Bedroom** 12.25 Ft x 9.83 Ft  
**5pc Bathroom** 10.58 Ft x 8.83 Ft  
**4pc Bathroom** 7.83 Ft x 6.92 Ft