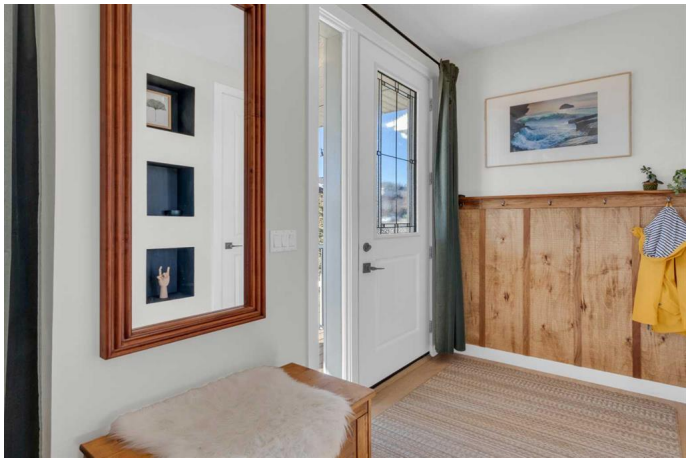
$614,900 - 374 Sundown Road, Cochrane

MLS® #A2265335

$614,900
4 Bedroom, 3.00 Bathroom, 1,457 sqft
Residential on 0.08 Acres



Sunset Ridge, Cochrane, Alberta

NEW PRICE ='s NEW OPPORTUNITY.....OPEN HOUSEs Saturday October 25th (12-2pm) & Sunday October 26th (12-2pm)â€¦This beautifully upgraded Sunset Ridge home offers numerous improvements throughout, including quartz countertops, an updated kitchen, and 3+1 bedrooms with a partially finished basement awaiting your choice of flooring. With over 1,900 square feet of developed living space, landscaped grounds, fencing, and a double detached garage, this property meets a variety of family or personal needs. On entry, you are greeted by an open floor plan enhanced by ample natural sunlight that illuminates the living, dining, and kitchen areas. The kitchen is thoughtfully designed to accommodate any household. Upstairs features two bedrooms, a laundry room, and a spacious primary suite complete with a four-piece ensuite and a walk-in closet with a private window. The lower level provides a large family room ideal for entertainment, an additional bedroom, generous storage, and a roughed-in bathroom. The final finishes needed on the lower level include flooring and bath fixtures. The exterior boasts fenced front and back yards, a double detached garage, and ample yard space suited to both young families and empty nesters seeking room to entertain. Please contact us today to arrange a viewing.

Built in 2021

Essential Information

MLS® #	A2265335
Price	$614,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,457
Acres	0.08
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	374 Sundown Road
Subdivision	Sunset Ridge
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C2A6

Amenities

Amenities	Park, Playground
Parking Spaces	4
Parking	Double Garage Detached, Insulated
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas

Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Rectangular Lot, Views
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 17th, 2025
Days on Market	9
Zoning	R-MX
HOA Fees	140
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX West Real Estate

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.