

# \$849,900 - 335 Sunset View, Cochrane

MLS® #A2230066

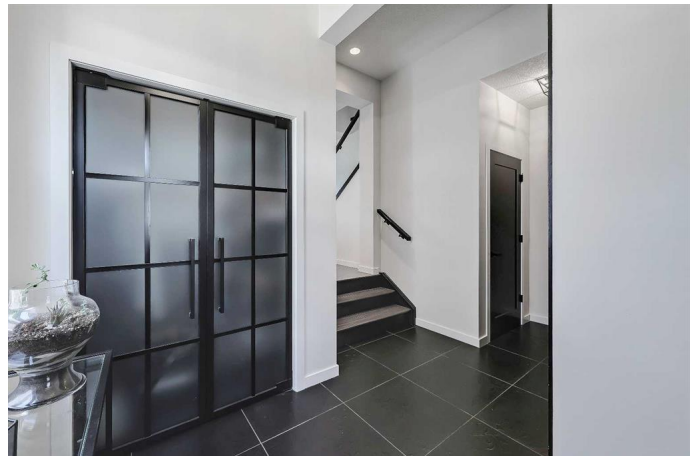
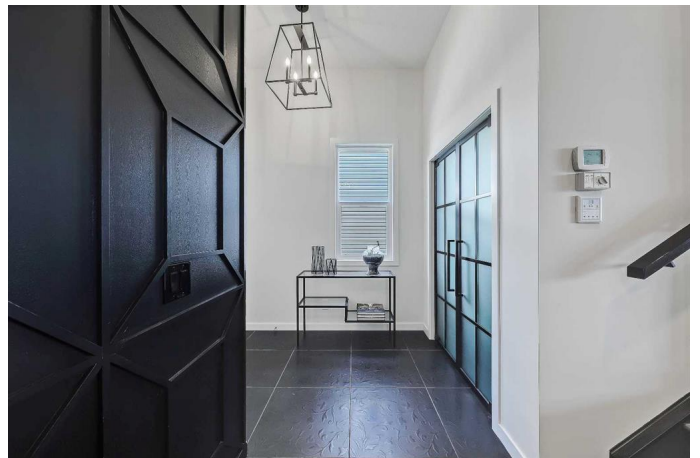
**\$849,900**

4 Bedroom, 4.00 Bathroom, 2,299 sqft

Residential on 0.12 Acres

Sunset Ridge, Cochrane, Alberta

**\*VISIT MULTIMEDIA LINK FOR FULL DETAILS, INCLUDING IMMERSIVE 3D TOUR & FLOORPLANS!\*** This stunning, renovated two-storey home in Cochrane is not your average home! Offering high-end finishes with everyday comfort on an oversized 42' x 117' lot backing onto a green belt and walking path with unobstructed views of Big Hill Springs Provincial Park. Set on a quiet street with no future construction, this immaculately maintained home features an extra-wide front-attached garage, a professionally landscaped front yard with a sprinkler system, and a peaceful backyard oasis. Inside, the open-concept layout showcases a sophisticated black-and-white palette, hardwood flooring, and an impressive foyer with custom tile and panelled detailing. The chef-inspired kitchen boasts granite counters, wood ceiling-height cabinetry, premium KitchenAid appliances, and a walk-in pantry with custom French doors. The living and dining areas are bathed in natural light and open onto a partially covered vinyl deck with a gas line for BBQing. A stylish mudroom and powder room complete the main level. Upstairs, the glass-railed staircase leads to three bedrooms, a designer office, a laundry room, and a spa-inspired 3-piece bath. The showstopping primary retreat features vaulted ceilings, a private balcony, a custom walk-in closet, and a luxurious 5-piece ensuite with heated tile floors, a freestanding soaker tub, and a fully tiled shower. The fully finished



basement features a spacious rec room with a wet bar, a fourth bedroom, a 3-piece bath with heated floors, and abundant storage. The oversized garage includes a slat wall storage system and a loft, providing even more space. Located just 20 minutes from Calgary, Cochrane offers small-town charm, mountain views, and quick access to local amenities, walking paths, and nature. This is a rare opportunity to own a turnkey, designer home in one of Cochrane's most scenic and peaceful settings. Book your private showing today!

Built in 2011

**Essential Information**

MLS® #	A2230066
Price	\$849,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,299
Acres	0.12
Year Built	2011
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	335 Sunset View
Subdivision	Sunset Ridge
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 0N6

**Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Closet Organizers, Kitchen Island, Pantry, Walk-In Closet(s), Wet Bar
Appliances	Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Balcony
Lot Description	Backs on to Park/Green Space
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 13th, 2025
Days on Market	3
Zoning	R-LD

## Listing Details

Listing Office	RE/MAX House of 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.