

# \$949,900 - 531 Rivercrest View, Cochrane

MLS® #A2235167

**\$949,900**

5 Bedroom, 4.00 Bathroom, 1,859 sqft

Residential on 0.14 Acres

Rivercrest, Cochrane, Alberta

Experience luxury living in this exceptional walk out bungalow, perfectly positioned on a massive lot in the sought-after community of Rivercrest. With 5 spacious bedrooms and thoughtful design throughout, this home backs onto green space with breathtaking views of the Bow River and the Town of Cochrane. As you enter, you're welcomed by an abundance of natural light and a warm, inviting atmosphere. Just off the entryway is a versatile bedroom or home office ideal for work or guests. The chef-inspired kitchen boasts a large island, stainless steel appliances, and a walk-in pantry. Whether you're cooking for the family or entertaining friends, the oversized island is the perfect centerpiece. The open concept living and dining area features a cozy fireplace perfect for curling up on cold winter evenings. Step out onto the full width balcony and soak in the peaceful natural surroundings. The main level also includes a stunning primary suite complete with a 5-piece ensuite, walk-in closet, and private access to the deck your personal retreat to enjoy forested views. A well appointed laundry room and a custom pet wash station add everyday convenience. Downstairs, the walk out basement offers three additional bedrooms, a stylish glass walled gym or office, and a convenient kitchenette ideal for guests or multi-generational living. The expansive backyard offers endless opportunities for play, gardening, or simply relaxing in your private green space. Located just steps from scenic



walking trails and within walking or biking distance to schools, shops, and dining this home offers the perfect blend of nature, space, and lifestyle.

Built in 2025

**Essential Information**

MLS® #	A2235167
Price	\$949,900
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	1,859
Acres	0.14
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	531 Rivercrest View
Subdivision	Rivercrest
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 2W9

**Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

**Interior**

Interior Features	Bar, Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Sump Pump(s), Tankless Hot Water, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Oven,

	Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Entrance, Private Yard, Rain Gutters
Lot Description	Back Yard, Backs on to Park/Green Space
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 26th, 2025
Days on Market	13
Zoning	R-LD

## Listing Details

Listing Office	STERLING REAL ESTATE
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