

# \$705,000 - 5 Sundown Close, Cochrane

MLS® #A2245835

**\$705,000**

3 Bedroom, 3.00 Bathroom, 1,978 sqft  
Residential on 0.10 Acres

Sunset Ridge, Cochrane, Alberta

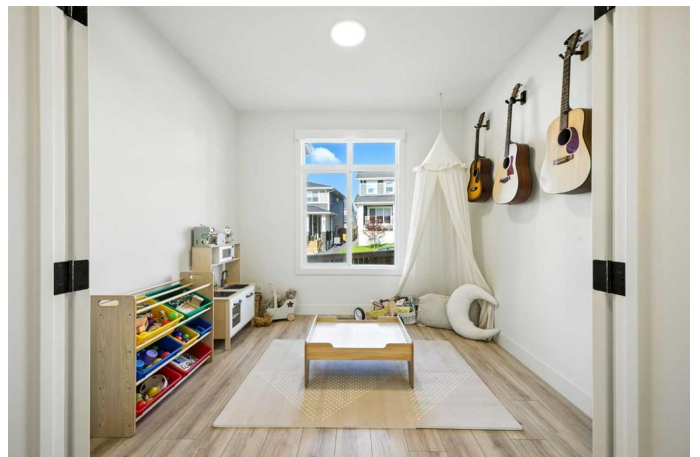
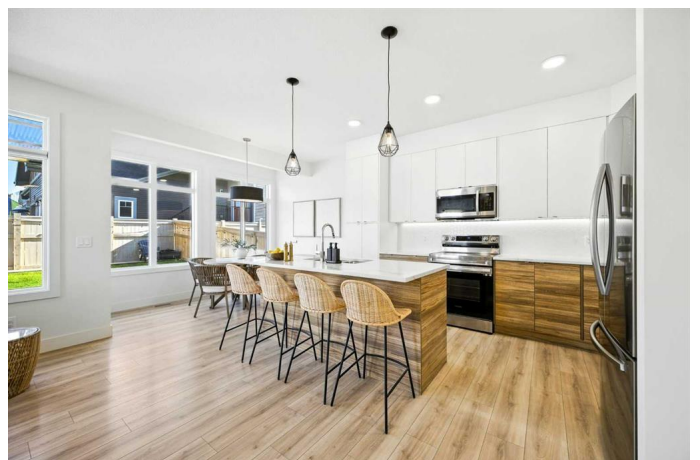
Fall in love with this stunning 3-bedroom, 2.5-bath detached home, perfectly positioned on a premium corner lot in the heart of Sunset. Just steps from a local K&#8 school, parks, and everyday conveniences, this home offers the ideal blend of style, space, and location.

With 1,978 sq ft of thoughtfully designed living space, natural light pours through soaring windows, enhanced by custom Lutron shades for effortless control and a polished finish throughout.

The chef-inspired kitchen seamlessly connects to an open-concept living and dining area, complete with a sleek electric fireplace&#perfect for cozy nights in or entertaining guests. A main-floor flex space with stylish double doors offers the versatility you need for a home office, hobby room, or quiet retreat.

Upstairs, the expansive primary suite is a true sanctuary, featuring two walk-in closets and a private en-suite bath. A generous bonus room adds even more flexibility&#ideal as a playroom, media space, or creative studio.

Step outside to your covered back deck, built for year-round enjoyment. The unfinished basement offers incredible potential, along with ample storage space&#also found throughout the garage. Plus, an A/C unit that ensures year-round comfort.



This home truly has it all—modern features, flexible spaces, and an unbeatable location in one of Sunset’s most sought-after neighborhoods. Don’t miss your chance to make it yours!

Built in 2022

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2245835    |
| Price          | \$705,000   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,978       |
| Acres          | 0.10        |
| Year Built     | 2022        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                   |
|-------------|-------------------|
| Address     | 5 Sundown Close   |
| Subdivision | Sunset Ridge      |
| City        | Cochrane          |
| County      | Rocky View County |
| Province    | Alberta           |
| Postal Code | T4C 1E6           |

**Amenities**

|                |                                  |
|----------------|----------------------------------|
| Parking Spaces | 4                                |
| Parking        | Double Garage Attached, Driveway |
| # of Garages   | 2                                |

**Interior**

|                   |                                                                     |
|-------------------|---------------------------------------------------------------------|
| Interior Features | Built-in Features, Closet Organizers, Double Vanity, High Ceilings, |
|-------------------|---------------------------------------------------------------------|

|              |                                                                                              |
|--------------|----------------------------------------------------------------------------------------------|
|              | Kitchen Island, Open Floorplan, Storage, Walk-In Closet(s)                                   |
| Appliances   | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating      | Forced Air                                                                                   |
| Cooling      | Central Air                                                                                  |
| Has Basement | Yes                                                                                          |
| Basement     | Full, Unfinished                                                                             |

## Exterior

|                   |                                   |
|-------------------|-----------------------------------|
| Exterior Features | Other, Private Yard               |
| Lot Description   | Back Yard, Corner Lot, Front Yard |
| Roof              | Asphalt Shingle                   |
| Construction      | Wood Frame                        |
| Foundation        | Poured Concrete                   |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 6th, 2025 |
| Days on Market | 25               |
| Zoning         | R-LD             |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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