

# \$539,900 - 21 Sunset Common, Cochrane

MLS® #A2222766

## \$539,900

4 Bedroom, 4.00 Bathroom, 1,557 sqft

Residential on 0.08 Acres

Sunset Ridge, Cochrane, Alberta

Welcome to this very functional and affordable 4-bedroom, 3.5-bath semi-attached in Cochrane's desirable Sunset Ridge community. With 1,557 sq. ft. of bright, open living space plus a developed basement, this home offers room to grow. Enjoy the spacious kitchen with modern cabinetry, stainless steel appliances, island with breakfast bar, and a walk-in pantry. The open-concept main floor features vinyl flooring and large windows that fill the home with natural light.

Upstairs offers a versatile bonus room, a serene primary suite with 3-pc ensuite and walk-in closet, plus two additional bedrooms and a second full bath. The basement is fully finished offering an additional bedroom, 3 pc bathroom and flex room. The south-facing backyard includes a deck and storage shed and is fully fenced—perfect for relaxing or entertaining. There is a single attached garage to keep your vehicle out of the elements or perfect for storage.

Located on a family-friendly street with quick access to Hwy 22, 1A, schools, parks, and shopping.

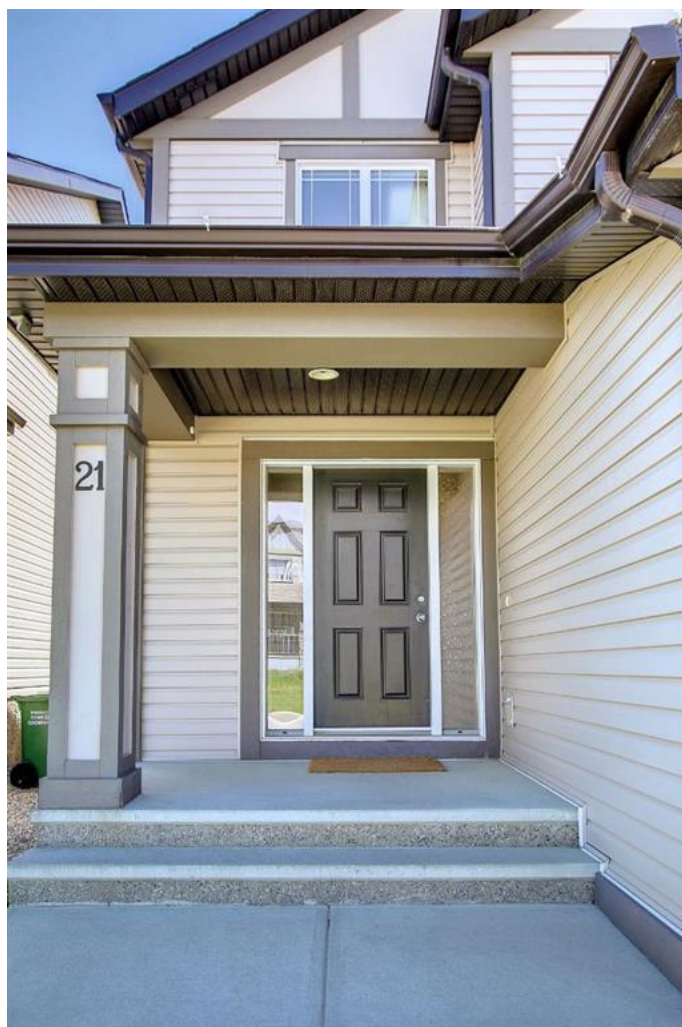
Built in 2010

## Essential Information

MLS® # A2222766

Price \$539,900

Bedrooms 4



Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,557
Acres	0.08
Year Built	2010
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	21 Sunset Common
Subdivision	Sunset Ridge
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 0L7

### Amenities

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Granite Counters
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

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

### Additional Information

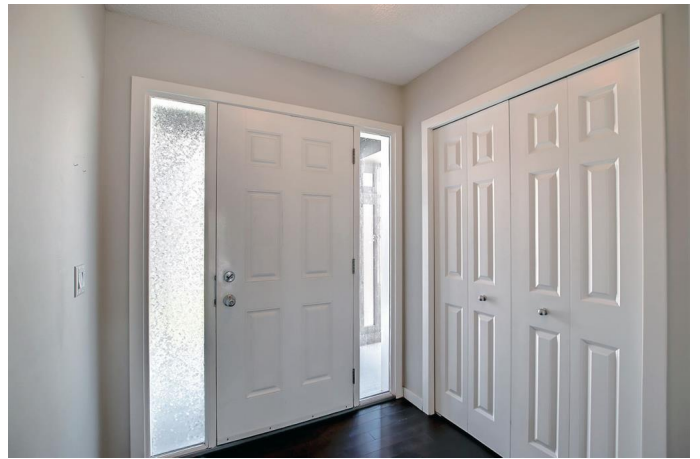
Date Listed May 23rd, 2025

Days on Market 23

Zoning R-MX

### **Listing Details**

Listing Office CIR Realty



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