\$989,900 - 88 Sunrise Heath, Cochrane

MLS® #A2221292

\$989,900

3 Bedroom, 2.00 Bathroom, 1,384 sqft Residential on 0.09 Acres

Sunset Ridge, Cochrane, Alberta

This is a rare opportunity to own a fully developed WALKOUT BUNGALOW in the sought after community of Sunset Ridge. This beautiful PIE SHAPED LOT backs green space and is walking distance to the K-8 school, playgrounds and beautiful walking paths connecting all the way to downtown and the Bow River! Introducing the ETHAN model. Voted as Cochrane's Builder of the Year 2 years in a row, you can be sure to expect nothing but quality from Aspen Creek Designer Homes. A beautiful open concept layout with an incredible central kitchen complete with stainless steel appliances, quartz counter, large island and custom cabinetry. The adjacent living room is anchored by a beautiful fireplace and access to your large 17x10 back deck. Back inside, you'll find the spacious primary suite with 5pcs ensuite & laundry completing this main floor. Downstairs and into a generous family/games room, 2 great sized bedroom w 4pcs bath in between, wet bar and ample storage/utility space. Walkout to your large pie shaped lot. East Facing backyard to enjoy the morning sun & evenings! Come see for yourself!





Built in 2025

Essential Information

MLS® # A2221292 Price \$989,900 Bedrooms 3

Bathrooms 2.00

Full Baths 2

Square Footage 1,384

Acres 0.09

Year Built 2025

Type Residential

Sub-Type Detached

Style Bungalow

Status Active

Community Information

Address 88 Sunrise Heath

Subdivision Sunset Ridge

City Cochrane

County Rocky View County

Province Alberta

Postal Code T4C 0W3

Amenities

Amenities None

Parking Spaces 4

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan,

Quartz Counters, See Remarks

Appliances Dishwasher, Electric Stove, Garage Control(s), Microwave, Refrigerator,

Washer/Dryer

Heating Forced Air, Natural Gas

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Electric

Has Basement Yes

Basement Exterior Entry, Finished, Full, Walk-Out

Exterior

Exterior Features None

Lot Description Back Yard, Pie Shaped Lot, §

Roof Asphalt Shingle

Construction Composite Siding, Wood Fra

Foundation Poured Concrete

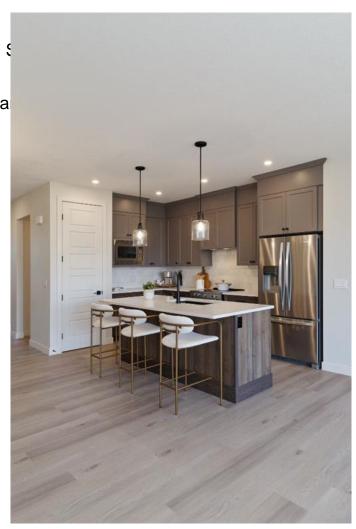
Additional Information

Date Listed May 14th, 2025

Days on Market 32
Zoning R-1
HOA Fees 140
HOA Fees Freq. ANN

Listing Details

Listing Office The Real Estate District



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