



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
OUELLETTE
ASSOCIATE

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5 Sundown Close
Cochrane, Alberta

MLS # A2245835



\$705,000

Division:	Sunset Ridge	Water:	-
Type:	Residential/House	Sewer:	-
Style:	2 Storey	Condo Fee:	-
Size:	1,978 sq.ft.	Age:	2022 (3 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Driveway	LLD:	-
Lot Size:	0.10 Acre	Zoning:	R-LD
Lot Feat:	Back Yard, Corner Lot, Front Yard	Utilities:	-
Heating:	Forced Air	Features:	
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Storage, Walk-In Closet(s)	
Roof:	Asphalt Shingle	Inclusions:	
Basement:	Full, Unfinished	AC Unit	
Exterior:	Wood Frame		
Foundation:	Poured Concrete		

*** OPEN HOUSE - Sat. August 9 1-4pm *** 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!