



## 132 Sunvalley Road , Cochrane, Alberta - \$482,000



Main Photo

### Property Description

Welcome to the hilltop community of Sunset Ridge! This beautiful NO-CONDO-FEE townhome is ideally located right across the street from the school—perfect for watching your kids walk safely to and from class each day.

Step inside to a bright, open-concept main floor featuring a spacious living room, a stylish kitchen with stainless steel appliances, quartz countertops, and a dining area just off the kitchen. A convenient 2-pc powder room completes this level.

Upstairs, you'll find a wonderful primary suite with a 4-pc ensuite and walk-in closet, plus two generously sized kids'/guest bedrooms and an additional 4-pc bathroom.

The fully finished lower level offers an impressive theatre setup (projector and screen included!) that can double as a playroom, along with a guest bedroom featuring its own 2-pc ensuite and plenty of storage space.

Recent updates include brand-new vinyl flooring and a low-maintenance front yard with lush year-round green astro turf.

All this, just steps from schools, walking and biking paths, shopping, and more. This home truly has it all—book your showing today!

## REALTOR Referral

---



REALTOR®

**Mobile:** N/A

**Email:** N/A

**Website:** <https://www.real-estate-homes.ca/>

*Courtesy Of: Grassroots Realty Group*



P: