

# \$699,900 - 144 Sundown Crescent, Cochrane

MLS® #A2189592

**\$699,900**

3 Bedroom, 3.00 Bathroom, 2,081 sqft  
Residential on 0.08 Acres

Sunset Ridge, Cochrane, Alberta

Excellent Value! 2,081 Square Feet  
Brand New Built Home by Douglas Homes  
Master Builder.

Featuring the Montenegro 4 Model with a  
South Facing Backyard, just minutes away  
from the future community centre and another  
school.

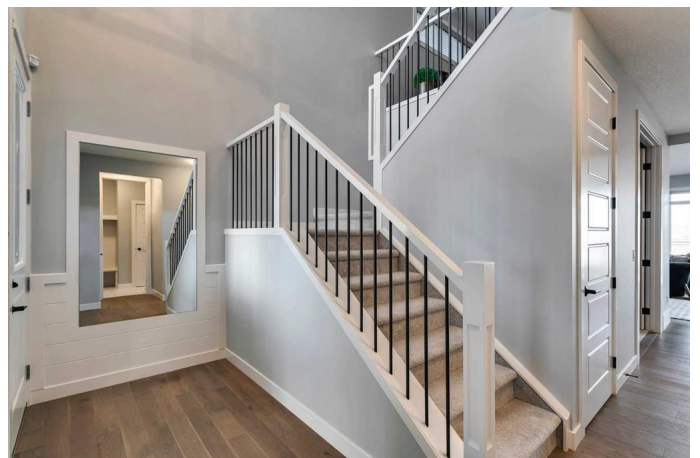
This Bright and Beautiful 3 Bedroom home is  
truly a rare find in this market.

Lots of Upgrades just waiting for you and your  
family.

Open Layout with 9' ceilings on the Main Floor,  
Large Windows, Beautiful Hardwood on the  
Main Floor, Bright Spacious Dining Area,  
Beautiful Builder's Grade Appliance Package,  
Gorgeous Quartz Counter Tops through out,  
Stylishly Warm and Cozy Electric Fireplace,  
Deluxe Primary Ensuite With a Large  
Walk-in-Walk-Through Closet to the Laundry  
Room.

To complete, there is a large Flex Room on  
the main with two 8 foot doors, just Perfect for  
those working from home.

This floor plan is one of our Most Popular  
model in Sunset Ridge. If you are looking to  
find that Perfect Fit home for your growing  
family. This is Beautiful and Elegant is the  
one! Book your viewing today. Hurry.



Pictures from our Montenegro 4 Model Showhome. 144 Sundown Crescent - has a slightly different interior finishing package than as shown in the pictures presented here.  
â€(Note to fellow agents: Please read the private remarks.)

Built in 2025

### Essential Information

MLS® #	A2189592
Price	\$699,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,081
Acres	0.08
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	144 Sundown Crescent
Subdivision	Sunset Ridge
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 1Y3

### Amenities

Amenities	Playground
Parking Spaces	4
Parking	Double Garage Attached, Driveway
# of Garages	2

### Interior

Interior Features	Closet Organizers, Double Vanity, Kitchen Island, Pantry, Quartz Counters, Recessed Lighting, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Lighting
Lot Description	Rectangular Lot, Flag Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	February 6th, 2025
Days on Market	57
Zoning	R1
HOA Fees	153
HOA Fees Freq.	ANN

## Listing Details

Listing Office	MaxWell Canyon Creek
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