

# \$778,000 - 558 Rivercrest View, Cochrane

MLS® #A2188916

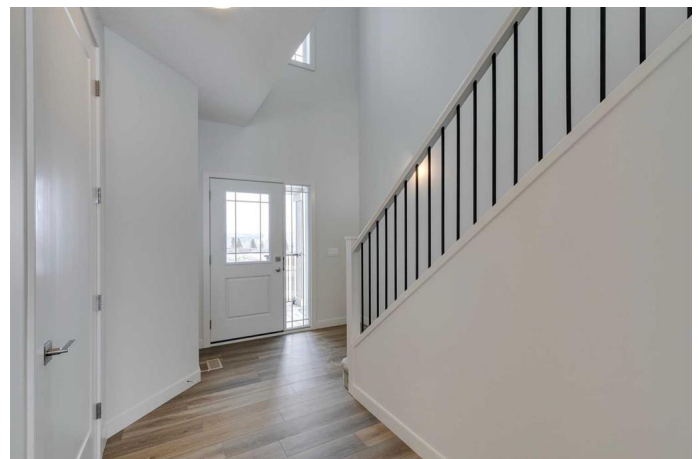
**\$778,000**

3 Bedroom, 3.00 Bathroom, 2,261 sqft

Residential on 0.13 Acres

Rivercrest, Cochrane, Alberta

This Elegant and Fresh Janssen Homes Ltd Build is ready for insulation and drywall and can be ready for the mid to end of June possession! This beautiful home is located in Rivercrest and is close to walking paths, shopping and schools . You as the new homeowner would be able to still make interior color selections to make it your own. This 2261 sqft home beautifully designed on the main floor with an open-concept layout includes living room with fireplace, gourmet kitchen with upgraded full height kitchen cabinets, soft close drawers/doors, quartz counters, undermount sink, island with eating bar, plus 5 S/S appliances. Large, bright dining area with 8' sliding doors opening onto spacious deck & yard. Upper stairwell is open from below to upper floor adding even more light in this gorgeous home. Upper level includes primary retreat, ensuite with soaker tub, separate walk-in tiled shower, dual sinks, walk-through closet to laundry room, an additional 4-pce bath, two more bedrooms & spacious Bonus Room capped with a painted tray ceiling!. This home has a full-sized 24'x20' double attached garage with operator. Additional Features Include: 9' main floor walls, 8' interior door on main floor, luxury vinyl plank, maple railing with metal spindles, gas fireplace with tile surround, tiled backsplash, primary ensuite, main bath, half bath AND laundry come with quartz counters and Delta Trinsic chrome fixtures, in primary ensuite infloor heat and fiberglass base with



tiled shower walls. All closets and pantry are finished with on site built in shelving! A Spacious 10' x 14'6" rear deck is also included!

Alberta New Home Warranty: 1 yr comprehensive, 2 yrs HVAC, electric, plumbing, 5 yrs building envelope, 10 yrs structural.\*\*\*\*\*PHOTOS and VIRTUAL TOUR ARE OF A PREVIOUS BUILD WITH DIFFERENT COLOR OPTIONS AND SOME FINISHINGS\*\*\*\*\*RPR supplied but without Stamp of Compliance.

Built in 2024

**Essential Information**

MLS® #	A2188916
Price	\$778,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,261
Acres	0.13
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	558 Rivercrest View
Subdivision	Rivercrest
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 2W9

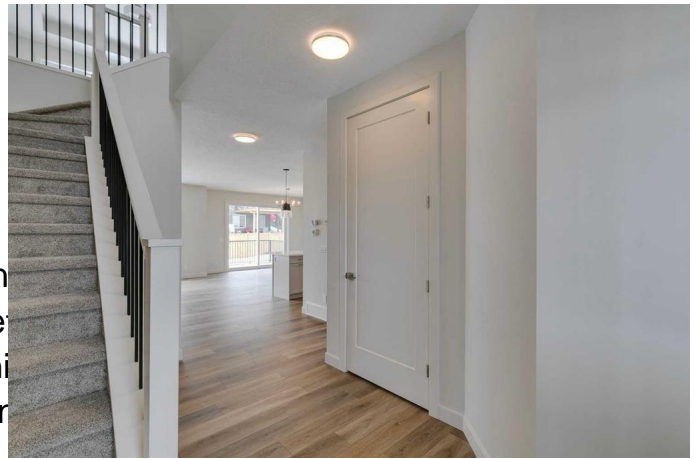
**Amenities**

Amenities	None
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Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Built-in Features, High Ceiling, Bathroom Rough-in, Close Plumbing Fixtures, No Ani Counters, Recessed Lightin Water, Tray Ceiling(s)
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Appliances	Dishwasher, Range Hood, Refrigerator, Garage Control(s), Gas Range, Microwave, Tankless Water Heater
Heating	Natural Gas, ENERGY STAR Qualified Equipment, Fireplace(s)
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

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

## Additional Information

Date Listed	January 20th, 2025
Days on Market	101
Zoning	R-LD
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Royal LePage Benchmark
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