# \$1,249,000 - 48 Sunvalley View, Cochrane

MLS® #A2268931

## \$1,249,000

5 Bedroom, 5.00 Bathroom, 3,031 sqft Residential on 0.14 Acres

Sunset Ridge, Cochrane, Alberta

Welcome to your future home in Sunset Ridge, â€" Built by Green Cedar Homes, this 3,000 sq ft detached home embodies luxury craftsmanship, timeless design, and family-friendly functionality.

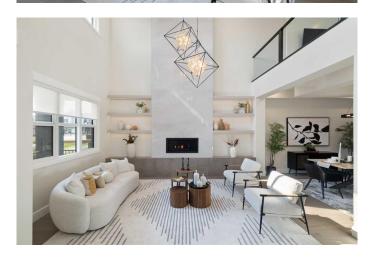
Experience elevated living in Sunset Ridge, where mountain views, modern design, and small-town charm blend seamlessly. This brand-new 5-bedroom, 5-bathroom home by Green Cedar Homes delivers over 3,000 sq ft of luxury living space with modern architecture, thoughtful design, and exceptional craftsmanship.

From the moment you arrive, the home commands attention with its bold exterior and triple attached garage. Inside, an open-concept layout connects the kitchen, dining, and great roomâ€"creating the perfect flow for entertaining or family life. The chef-inspired kitchen features quartz countertops, full-height cabinetry, premium appliances, and a large central island. A walk-through spice kitchen and mudroom keep life organized, while expansive windows flood the main level with natural light. A handy flex room add endless possibilities.

Upstairs, the primary suite is a private sanctuary with a spa-like ensuiteâ€"complete with double vanities, a freestanding tub, and a massive walk-in closet. Three additional bedrooms, each with access to a full bath, and







a spacious bonus room provide ample room for the entire family.

The fully developed basement is a standout featureâ€"complete with a legal suite and private side entrance, ideal for multigenerational living or rental income potential. With a separate kitchen, living area, bedroom, and full bathroom, this space offers incredible flexibility and value.

Situated in the heart of Sunset Ridge, this home offers access to scenic walking trails, parks, top-rated schools, and local amenitiesâ€"all with the Rockies as your backdrop.

Modern. Sophisticated. Unforgettable. This is your opportunity to own a new statement home in one of Cochrane's newest communities.

Built in 2025

## **Essential Information**

MLS® # A2268931 Price \$1,249,000

Bedrooms 5 Bathrooms 5.00

Full Baths 5

Square Footage 3,031 Acres 0.14 Year Built 2025

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 48 Sunvalley View

Subdivision Sunset Ridge

City Cochrane

County Rocky View County

Province Alberta
Postal Code T4C 3H1

## **Amenities**

Parking Spaces 3

Parking Driveway, Triple Garage Attached

# of Garages 3

## Interior

Interior Features High Ceilings, Kitchen Island, No Animal Home, No Smoking Home,

Open Floorplan, Quartz Counters, Separate Entrance, Walk-In Closet(s)

Appliances Dishwasher, Microwave, Range Hood, Refrigerator, Stove(s)

Heating Forced Air, Natural Gas

Cooling None

Fireplace Yes

# of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Full

#### **Exterior**

Exterior Features None

Lot Description Back Yard, Rectangular Lot

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

#### Additional Information

Date Listed November 12th, 2025

Days on Market 1

Zoning R-LD

# **Listing Details**

Listing Office eXp Realty

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