

# \$379,900 - 2305, 15 Sunset Square, Cochrane

MLS® #A2203679

**\$379,900**

2 Bedroom, 2.00 Bathroom, 1,014 sqft

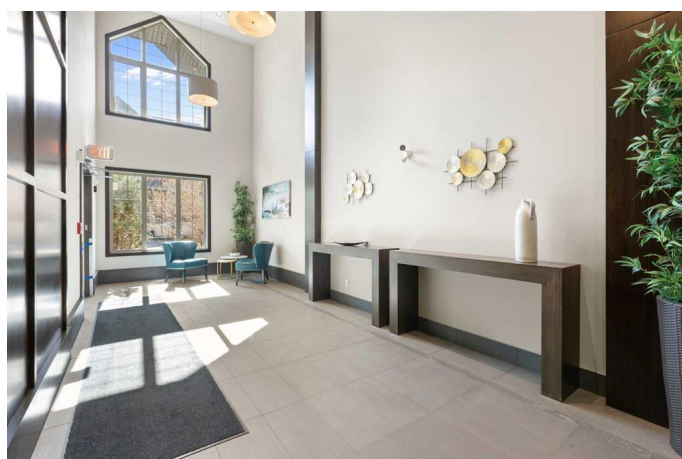
Residential on 0.00 Acres

Sunset Ridge, Cochrane, Alberta

**\*OPEN HOUSE- Sat 10th May, 1-3pm\***

Nestled in the desirable community of Sunset Ridge, you will find your new home at â€œHomestead Village in Sunset Heightsâ€•.

This well appointed 2 bedroom, 2 bathroom condo features a spacious OPEN-CONCEPT living area with large windows and spectacular MOUNTAIN VIEWS. The kitchen with STAINLESS steel appliances, granite countertops, and ample dark wood cabinetry make it perfect for entertaining family and friends. ComfortableÂ living space is flooded with lots of natural light, LAMINATE flooring and outdoor views. The primary bedroom includes an ENSUITE bathroom with walk-in shower and a large walk in closet, while the versatile second bedroom can serve as a home office with a cheater door access to the main full bathroom. The unit also offers a separate CONVENIENT in-suite laundry room with extra STORAGE. Enjoy the beautiful year-round scenery outside from your generously sized covered balcony equipped with BBQ Gas line. This well-maintained unit includes 2 TITLED parking stalls (1 HEATED UNDERGROUND together with additional STORAGE locker and 1 OUTDOOR). This building offers Garbage chute facilities on each level. Fantastic amenities a short walk away including gas station and restaurants. Easy access to many scenic paths, walking & biking trails, playgrounds and ponds in the coveted neighbourhood of Sunset Ridge. Experience the ultimate living in this fantastic



MOVE-IN ready unit!..donâ€™t hesitate to  
call this HOME!!

Built in 2009

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2203679          |
| Price          | \$379,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 1,014             |
| Acres          | 0.00              |
| Year Built     | 2009              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 2305, 15 Sunset Square |
| Subdivision | Sunset Ridge           |
| City        | Cochrane               |
| County      | Rocky View County      |
| Province    | Alberta                |
| Postal Code | T4C 0E7                |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Elevator(s), Parking, Visitor Parking     |
| Parking Spaces | 2   |
| Parking        | Heated Garage, Stall, Titled, Underground |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Granite Counters, High Ceilings, Open Floorplan, Storage, Walk-In Closet(s)                   |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | In Floor  |
| Cooling           | None  |

# of Stories            4

## Exterior

Exterior Features    Balcony  
Roof                    Asphalt Shingle, Membrane  
Construction        Vinyl Siding, Wood Frame

## Additional Information

Date Listed           April 24th, 2025  
Days on Market      14  
Zoning                R-HD

## Listing Details

Listing Office        Royal LePage Benchmark

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