

\$282,000 - 304, 201 Sunset Drive, Cochrane

MLS® #A2246379

\$282,000

1 Bedroom, 1.00 Bathroom, 648 sqft

Residential on 0.02 Acres

Sunset Ridge, Cochrane, Alberta

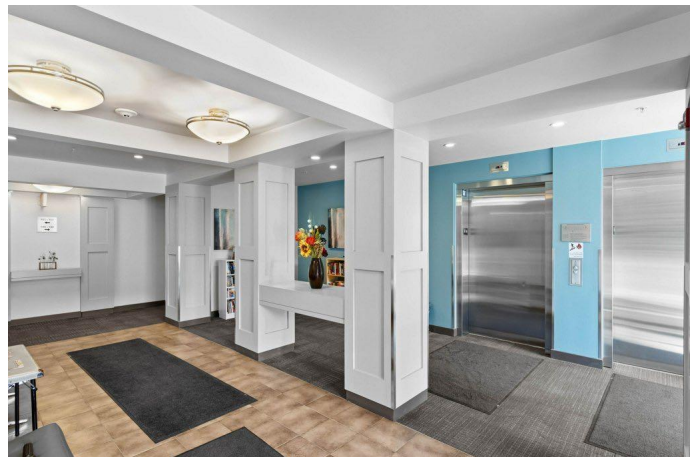
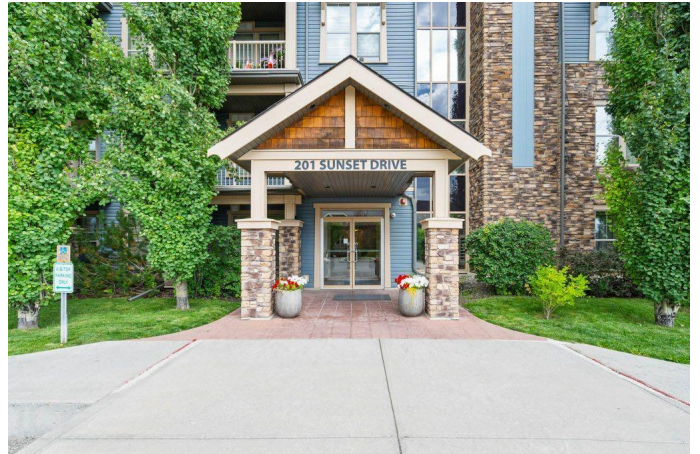
Welcome to this beautifully updated 1 bedroom + den condo located in the desirable community of Sunset Ridge in Cochrane. With 648 sq/ft of thoughtfully designed living space, this unit is perfect for first-time buyers, downsizers, or investors looking for a modern, low-maintenance home with mountain charm. Freshly updated throughout, the condo features new vinyl plank flooring, new carpet in the bedroom, and a fresh coat of paint, giving it a clean, contemporary feel. The open-concept layout offers a functional kitchen with ample cabinetry, a cozy living room with large windows, and a versatile, sunny, den that's perfect for a home office, guest room, or extra storage. The spacious primary bedroom includes bright, sunny windows a large closet and is located next to the full 4-piece bathroom. Enjoy in-suite laundry, assigned parking, and a quiet, well-maintained building in a peaceful setting. Located in scenic Sunset Ridge, you'll love the easy access to walking paths, schools, shopping, and all the amenities Cochrane has to offer, and just a short drive to Calgary and the mountains.

Built in 2008

Essential Information

MLS® # A2246379

Price \$282,000



Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	648
Acres	0.02
Year Built	2008
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	304, 201 Sunset Drive
Subdivision	Sunset Ridge
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C0H5

Amenities

Amenities	Bicycle Storage, Elevator(s), Visitor Parking
Parking Spaces	1
Parking	Paved, Stall, Titled

Interior

Interior Features	Breakfast Bar, No Smoking Home
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

Exterior

Exterior Features	Balcony
Lot Description	Landscaped, Greenbelt
Construction	Cement Fiber Board, Concrete, Wood Frame

Additional Information

Date Listed	August 7th, 2025
-------------	------------------

Days on Market	13
Zoning	R-HD

Listing Details

Listing Office	Grassroots Realty Group
----------------	-------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.