# \$634,000 - 13 Bow Ridge Drive, Cochrane

MLS® #A2181793

## \$634,000

5 Bedroom, 4.00 Bathroom, 1,953 sqft Residential on 0.11 Acres

Bow Ridge, Cochrane, Alberta

Move-In Ready Family Home with Space, Style & Sunshine! Beautifully Updated 3+2 Bedroom Home by Kingsmith Homes! With nearly 2,000 sq ft of finished living space, this move-in ready home features new luxury vinyl plank flooring, carpet, fresh paint, and stylish fixtures throughout. The main floor offers open-concept living with a gas fireplace, walkthrough pantry, and main floor laundry. Upstairs includes a spacious bonus room, two large bedrooms, a 4-piece bath, and a serene primary suite with walk-in closet and ensuite. The fully finished basement adds two more bedrooms, a family room, full bath, and ample storage. Enjoy central A/C, a sunny south-facing backyard with deck, and a double attached garage with overhead storage. Stylish, spacious, and full of upgradesâ€"this one has it all! This property offers everything your family needsâ€"and more.

Built in 2004

#### **Essential Information**

MLS® # A2181793 Price \$634,000

Bedrooms 5

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 1,953

Acres 0.11







Year Built 2004

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

## **Community Information**

Address 13 Bow Ridge Drive

Subdivision Bow Ridge City Cochrane

County Rocky View County

Province Alberta
Postal Code T4C 1V6

#### **Amenities**

Parking Spaces 4

Parking Double Garage Attached, Off Street

# of Garages 2

### Interior

Interior Features Kitchen Island, Open Floorplan, Pantry, Soaking Tub, Laminate

Counters

Appliances Dishwasher, Dryer, Microwave, Refrigerator, Washer, Range

Heating Forced Air Cooling Central Air

Fireplace Yes

# of Fireplaces 1

Fireplaces Gas
Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Other

Lot Description Landscaped, Back Yard, City Lot, Front Yard

Roof Asphalt Shingle

Construction Wood Frame, Vinyl Siding

Foundation Poured Concrete

#### **Additional Information**

Date Listed December 2nd, 2024

Days on Market 332 Zoning R1

# **Listing Details**

Listing Office PG Direct Realty Ltd.

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