



GRASSROOTS
REALTY GROUP

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**2110, 15 Sunset Square
Cochrane, Alberta**

MLS # A2328598



\$370,000

Division:	Sunset Ridge		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	1,116 sq.ft.	Age:	2009 (17 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Stall		
Lot Size:	0.03 Acre		
Lot Feat:	-		

Heating:	In Floor	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 728
Basement:	-	LLD:	-
Exterior:	Concrete, Stone, Vinyl Siding, Wood Frame	Zoning:	R-HD
Foundation:	-	Utilities:	-
Features:	Ceiling Fan(s), Granite Counters, No Smoking Home, Vinyl Windows, Walk-In Closet(s)		

Inclusions: none

OPEN HOUSE SATURDAY, JULY 25, 3-5pm Windows galore in this spacious END UNIT! 1,116 square feet of elegant, SINGLE-LEVEL LIVING with easy access for pets. Tucked into a quiet corner of the building, this beautifully maintained 2 BED, 2 BATH home offers genuine peace and privacy. Inside, the open-concept layout features high ceilings, large east-facing windows, and a thoughtfully designed kitchen with GRANITE countertops, STAINLESS STEEL appliances, and under-cabinet motion-sensor lighting. Two equally spacious bedrooms, large ensuite bathroom and in-suite laundry. Lush greenery frames the private patio. TWO TITLED PARKING STALLS included — one secure heated underground, one above ground. Steps from shops, services, walking paths, ponds, biking trails, and Sunset Ridge's exceptional pathway system. A rare opportunity for spacious, stair-free, low-maintenance living in a quiet, private setting.