

# \$799,900 - 92 Bow Ridge Crescent, Cochrane

MLS® #A2216760

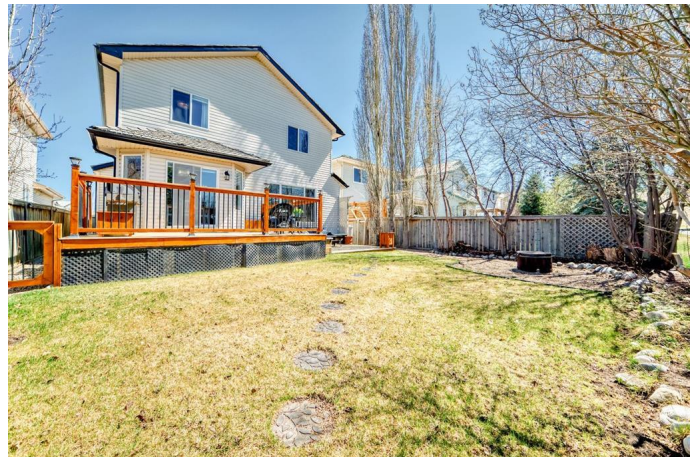
**\$799,900**

4 Bedroom, 4.00 Bathroom, 2,118 sqft

Residential on 0.11 Acres

Bow Ridge, Cochrane, Alberta

Welcome to this beautifully renovated home that effortlessly combines modern elegance with comfort and functionality. Nestled in a serene and scenic location, this property offers breathtaking views of the reserve land behind and a thoughtfully designed layout perfect for families and entertainers alike. The front porch is the perfect sun filled spot to enjoy a cup of coffee and watch the local wildlife stroll by. As you step inside, youâ€™re greeted by a spacious open-concept main floor that is flooded with natural light, a sunny front sitting room and front closet great you from outside. The stunning updated kitchen is a true showpiece, featuring granite countertops, a stylish glass tile backsplash, and stainless steel appliances including large refrigerator and double oven. The seamless flow into the dining and living areas makes this the ideal space for hosting guests or enjoying quality family time. The gas fireplace in the living room and views of the back yard make it a cozy area to enjoy. The main floor boasts gleaming hardwood and tile flooring, offering durability and timeless appeal. The generous primary suite is a peaceful retreat, complete with a luxurious ensuite bathroom. Three additional large bedrooms provide plenty of space for family members, guests, or home office setups. There is a well appointed 4 pc bathroom that finishes off the upper level. The fully finished lower level expands your living space with a large family room, a built-in wet



bar, and a versatile area that can be used as a home gym, playroom, or media space. A full four-piece bathroom and ample storage complete this level. As you step outside to a beautifully landscaped yard, perfect for enjoying summer evenings or weekend barbecues. Peace and tranquility surrounded by nature and no neighbours behind! Pet lovers will appreciate the professionally built dog run, designed to keep furry friends safe and happy. This home is move-in ready and meticulously cared forâ€”thereâ€™s nothing to do but unpack and enjoy. Donâ€™t miss your chance to own this incredible property. Book your private showing todayâ€”you wonâ€™t be disappointed!

Built in 1998

**Essential Information**

MLS® #	A2216760
Price	\$799,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,118
Acres	0.11
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	92 Bow Ridge Crescent
Subdivision	Bow Ridge
City	Cochrane
County	Rocky View County
Province	Alberta

Postal Code T4C 1V1

### Amenities

Parking Spaces 4  
Parking Double Garage Attached  
# of Garages 2

### Interior

Interior Features Central Vacuum, Granite Counters, No Smoking Home, Wet Bar  
Appliances Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer/Dryer, Wine Refrigerator  
Heating Forced Air, Natural Gas  
Cooling None  
Fireplace Yes  
# of Fireplaces 2  
Fireplaces Gas  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features Dog Run, Private Yard  
Lot Description Back Yard, Backs on to Park/Green Space, Cul-De-Sac, Front Yard, Landscaped, Lawn, Views  
Roof Pine Shake  
Construction Stone, Vinyl Siding, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed May 5th, 2025  
Days on Market 1  
Zoning R-LD

### Listing Details

Listing Office CIR Realty

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