

\$1,249,000 - 48 Sunvalley View, Cochrane

MLS® #A2268931

\$1,249,000

5 Bedroom, 5.00 Bathroom, 3,031 sqft

Residential on 0.14 Acres

Sunset Ridge, Cochrane, Alberta

Welcome to your future home in Sunset Ridge, â€” Built by Green Cedar Homes, this 3,000 sq ft detached home embodies luxury craftsmanship, timeless design, and family-friendly functionality.

Experience elevated living in Sunset Ridge, where mountain views, modern design, and small-town charm blend seamlessly. This brand-new 5-bedroom, 5-bathroom home by Green Cedar Homes delivers over 3,000 sq ft of luxury living space with modern architecture, thoughtful design, and exceptional craftsmanship.

From the moment you arrive, the home commands attention with its bold exterior and triple attached garage. Inside, an open-concept layout connects the kitchen, dining, and great roomâ€”creating the perfect flow for entertaining or family life. The chef-inspired kitchen features quartz countertops, full-height cabinetry, premium appliances, and a large central island. A walk-through spice kitchen and mudroom keep life organized, while expansive windows flood the main level with natural light. A handy flex room add endless possibilities.

Upstairs, the primary suite is a private sanctuary with a spa-like ensuiteâ€”complete with double vanities, a freestanding tub, and a massive walk-in closet. Three additional bedrooms, each with access to a full bath, and



a spacious bonus room provide ample room for the entire family.

The fully developed basement is a standout feature—complete with a legal suite and private side entrance, ideal for multigenerational living or rental income potential. With a separate kitchen, living area, bedroom, and full bathroom, this space offers incredible flexibility and value.

Situated in the heart of Sunset Ridge, this home offers access to scenic walking trails, parks, top-rated schools, and local amenities—all with the Rockies as your backdrop.

Modern. Sophisticated. Unforgettable. This is your opportunity to own a new statement home in one of Cochrane’s newest communities.

Built in 2025

Essential Information

MLS® #	A2268931
Price	\$1,249,000
Bedrooms	5
Bathrooms	5.00
Full Baths	5
Square Footage	3,031
Acres	0.14
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	48 Sunvalley View
Subdivision	Sunset Ridge

City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 3H1

Amenities

Parking Spaces	3
Parking	Driveway, Triple Garage Attached
# of Garages	3

Interior

Interior Features	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Microwave, Range Hood, Refrigerator, Stove(s)
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	None
Lot Description	Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 12th, 2025
Zoning	R-LD

Listing Details

Listing Office	eXp Realty
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