# \$650,000 - 6 Bow Ridge Close, Cochrane

MLS® #A2222029

### \$650,000

4 Bedroom, 4.00 Bathroom, 1,739 sqft Residential on 0.18 Acres

Bow Ridge, Cochrane, Alberta

NEW PRICE ='s NEW

OPPORTUNITY...Family-friendly and move-in ready in the sought-after community of Bow Ridge! This 2-story, fully finished walk-out home is nestled on a quiet cul-de-sac and boasts a beautiful, oversized lot. Enjoy over 1700 sq ft of living space with 4 bedrooms, 3.5 baths, and an open kitchen, living and dining area that leads to a balcony with scenic town views. The bonus room features a front balcony with striking mountain views. In-floor heating throughout all 3 levels, including the garage and driveway and walksâ€lno more winter shovelling!!! Step outside to an amazing backyard complete with irrigation and enclosed back patio. Call today to view.



#### **Essential Information**

MLS® # A2222029 Price \$650,000

Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 1,739

Acres 0.18 Year Built 2002

Total Built 2002

Type Residential Sub-Type Detached







Style 2 Storey
Status Active

## **Community Information**

Address 6 Bow Ridge Close

Subdivision Bow Ridge City Cochrane

County Rocky View County

Province Alberta
Postal Code T4C1V8

#### **Amenities**

Parking Spaces 4

Parking Double Garage Attached, Heated Garage

# of Garages 2

#### Interior

Interior Features Central Vacuum, Vinyl Windows, Jetted Tub, Kitchen Island, No Animal

Home, No Smoking Home, Open Floorplan

Appliances Dishwasher, Electric Stove, Garage Control(s), Refrigerator, Range

Hood, Washer/Dryer, Window Coverings

Heating Boiler, Forced Air, In Floor, Natural Gas

Cooling None Fireplace Yes

# of Fireplaces 1

Fireplaces Gas, Living Room, Mantle, Tile

Has Basement Yes
Basement Full

#### **Exterior**

Exterior Features Balcony, Private Yard

Lot Description Cul-De-Sac, Gentle Sloping, Landscaped, Pie Shaped Lot, Underground

**Sprinklers** 

Roof Asphalt Shingle

Construction Brick, Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed May 16th, 2025

Days on Market 173

Zoning R-LD

# **Listing Details**

Listing Office RE/MAX West Real Estate

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