

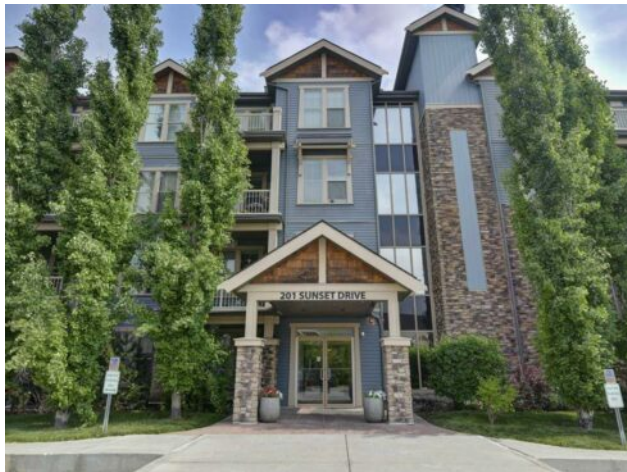


GRASSROOTS
REALTY GROUP

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412, 201 Sunset Drive
Cochrane, Alberta

MLS # A2230788



\$239,900

Division:	Sunset Ridge		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	593 sq.ft.	Age:	2008 (17 yrs old)
Beds:	1	Baths:	1
Garage:	Off Street, Stall		
Lot Size:	0.01 Acre		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Ceramic Tile, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 437
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	R-HD
Foundation:	-	Utilities:	-
Features:	No Smoking Home, See Remarks		

Inclusions: window coverings

Welcome to Sunset Ridge—a Fabulously located community offering the perfect blend of convenience and tranquillity. This top-floor condo is ideally located near walking paths, schools, and other amenities. Inside, you’ll find high 9-foot ceilings, an open floor plan. Well laid out kitchen good sized dining room living room combination. In-suite laundry adds to the ease of living. Large balcony with bbq gas outlet overlooks a quiet grassy treed space. This unit has 2 titled parking stalls. DON'T MISS OUT on this immediate possession opportunity and book your showing today. Directions: