

\$414,999 - 1304 Jumping Pound Common, Cochrane

MLS® #A2191591

\$414,999

2 Bedroom, 3.00 Bathroom, 1,245 sqft
Residential on 0.04 Acres

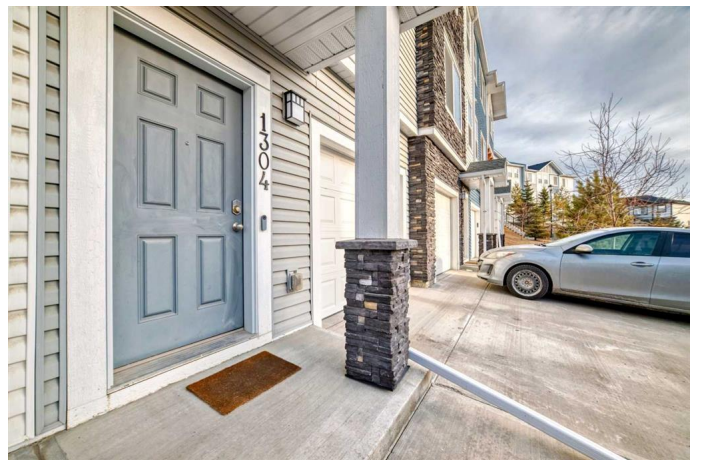
Jumping Pound Ridge, Cochrane, Alberta

Welcome home! Nestled in the wonderful family community of Jumping Pound, surrounded by amazing views and valleys. Walking paths galore, parks for the children, close to shopping, sports fields and so much more. This home will provide you with an elegant feel but is perfect for the growing family, 2.5 bathrooms, 2 large bedrooms, big windows through out allowing plenty of natural light to shine in. Fantastic kitchen layout with an eating area just off the island which leads out to your own personal walk out fenced yard, perfect for BBQ's, entertaining, or just soaking up the sun with a good book. Upstairs laundry, primary suite has two large closets, and a 4 pce ensuite with a bathtub. Single car attached garage with lots of storage, there is a flex room in the back of the garage that can be made into an office, a gym, wine room, storage or a lil getaway ! Come check out what this home has to offer, you won't be disappointed.

Built in 2017

Essential Information

| | |
|----------------|-----------|
| MLS® # | A2191591 |
| Price | \$414,999 |
| Bedrooms | 2 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,245 |



| | |
|------------|---------------|
| Acres | 0.04 |
| Year Built | 2017 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------------------|
| Address | 1304 Jumping Pound Common |
| Subdivision | Jumping Pound Ridge |
| City | Cochrane |
| County | Rocky View County |
| Province | Alberta |
| Postal Code | T4C 2L1 |

Amenities

| | |
|----------------|--------------------------------------|
| Amenities | Playground, Visitor Parking, Parking |
| Parking Spaces | 2 |
| Parking | Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|--|
| Interior Features | Kitchen Island, Open Floorplan, Quartz Counters |
| Appliances | Dishwasher, Microwave Hood Fan, Refrigerator, Electric Stove, Washer/Dryer Stacked |
| Heating | Forced Air |
| Cooling | None |
| Has Basement | Yes |
| Basement | See Remarks |

Exterior

| | |
|-------------------|--|
| Exterior Features | Private Yard |
| Lot Description | Front Yard, Low Maintenance Landscape, Level |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|-------------|--------------------|
| Date Listed | January 31st, 2025 |
|-------------|--------------------|

Days on Market 63
Zoning R-MD

Listing Details

Listing Office First Place Realty

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