

\$429,500 - 2303 Jumping Pound Common, Cochrane

MLS® #A2198872

\$429,500

2 Bedroom, 3.00 Bathroom, 1,176 sqft
Residential on 0.03 Acres

Jumping Pound Ridge, Cochrane, Alberta

Nestled in a prime location just steps from Jumpingpound Creek and the Bow River, this upgraded townhouse offers the perfect balance of style, comfort, and outdoor adventure. From the moment you step inside, youâ€™ll be greeted by a bright and thoughtfully designed space.

The main level features a versatile den, ideal for a home office, reading nook, or workout space. A convenient powder room and stylish design touchesâ€”including modern lighting and a bold accent wallâ€”set the tone for the rest of the home. Upstairs, the open-concept living area is a dream for entertaining. The kitchen boasts sleek charcoal cabinetry, white quartz countertops, and premium KitchenAid appliances, while the extra-spacious balcony with a gas line is perfect for summer BBQs.

On the third level, the primary bedroom easily fits a king-size bed and includes two large closets plus an ensuite with a luxurious deep soaker tub. A second bedroom and dedicated four-piece bath provide comfort for guests or family, while the third-floor laundry adds everyday convenience.

Located in the heart of Cochrane, you're close to schools, restaurants, and shops, with Canmore, downtown Calgary, and the airport just a short drive away. If youâ€™re looking for a home that blends modern design with access to nature, this one is a must-see!



Built in 2017

Essential Information

MLS® #	A2198872
Price	\$429,500
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,176
Acres	0.03
Year Built	2017
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	2303 Jumping Pound Common
Subdivision	Jumping Pound Ridge
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 2L1

Amenities

Amenities	None
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Kitchen Island, No Smoking Home, Open Floorplan, Stone Counters
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

Exterior

Exterior Features	Barbecue
Lot Description	Level, Low Maintenance Landscape, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Slab

Additional Information

Date Listed	March 7th, 2025
Days on Market	7
Zoning	R-MD

Listing Details

Listing Office	Royal LePage Benchmark
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