

# \$729,000 - 32 Southborough Lane, Cochrane

MLS® #A2233041

**\$729,000**

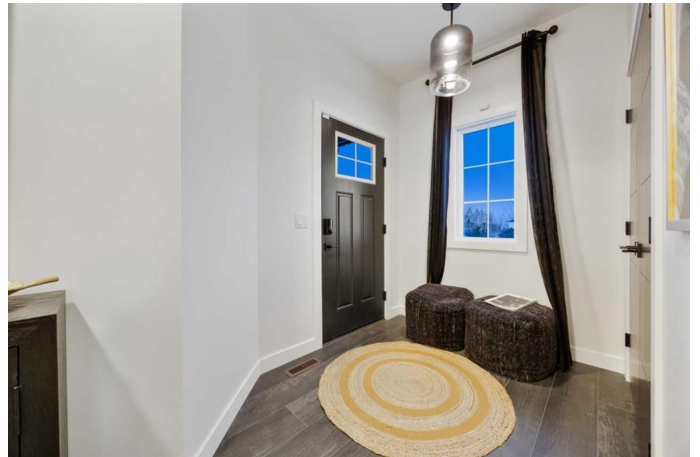
3 Bedroom, 3.00 Bathroom, 2,216 sqft

Residential on 0.09 Acres

Southbow Landing, Cochrane, Alberta

The Bennett is a beautifully crafted home built for comfort and luxury. Built by a trusted builder with over 70 years of experience, this home showcases on-trend, designer-curated interior selections tailored for a home that feels personalized to you.

This energy-efficient home is Built Green certified and includes triple-pane windows, a high-efficiency furnace, and a solar chase for a solar-ready setup. With blower door testing that may be eligible for up to 25% mortgage insurance savings, plus an electric car charger rough-in, it's designed for sustainable, future-forward living. Featuring a full home of smart home technology, this home includes a programmable thermostat, ring camera doorbell, smart front door lock, smart and motion-activated switches—all seamlessly controlled via an Amazon Alexa touchscreen hub. The main floor features a versatile flex room with double French doors, luxury vinyl plank flooring, and an open to above great room with soaring ceilings and a gas fireplace. The executive kitchen boasts built-in stainless steel appliances, a walk-in pantry, and flows seamlessly to the rear deck. Upstairs, every bedroom includes a walk-in closet. The spacious primary bedroom offers a spa-like 5-piece ensuite with a walk-in shower with tiled walls and a soaker tub. Additional windows throughout flood the home with natural light. Stainless Steel Washer and Dryer and Open Roller Blinds provided by Sterling Homes Calgary at no extra cost! \$2,500 landscaping



credit is also provided by Sterling Homes  
Calgary.  
Photos are representative.

Built in 2024

**Essential Information**

MLS® #	A2233041
Price	\$729,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,216
Acres	0.09
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	32 Southborough Lane
Subdivision	Southbow Landing
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 3J4

**Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

**Interior**

Interior Features	Double Vanity, Kitchen Island, Open Floorplan, Pantry, Smart Home, Soaking Tub, Tankless Hot Water, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Gas Cooktop, Microwave, Range Hood, Refrigerator, Tankless Water Heater

Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Decorative, Gas
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Lighting
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 20th, 2025
Days on Market	69
Zoning	TBD

## Listing Details

Listing Office	Bode Platform Inc.
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