

# \$735,000 - 23 Jumping Pound Link, Cochrane

MLS® #A2228214

**\$735,000**

5 Bedroom, 4.00 Bathroom, 1,980 sqft  
Residential on 0.14 Acres

Jumping Pound Ridge, Cochrane, Alberta

Welcome to your dream home in the heart of scenic Jumping Pound Ridge – a stunning 5-bedroom detached gem offering over 2700 sq ft of beautifully designed living space that blends elegance, functionality, and comfort.

Step inside and be greeted by rich flooring that flows across the main level, setting the tone for the high-end finishings throughout. The gourmet kitchen is a showstopper with glossy white cabinetry, stainless steel appliances and a sleek hidden walk-through pantry tucked behind a stylish door – the perfect blend of beauty and practicality.

The living room invites cozy evenings by the gas fireplace with a striking stone surround, while the mudroom keeps life organized and clutter-free.

Upstairs, you’ll find 3 spacious bedrooms, including a primary retreat with a walk-in closet and luxurious 4-piece ensuite featuring a corner soaker tub and walk-in shower. The second floor also offers a bonus family room with a built in office space, laundry room, and another full 4-piece bath.

Downstairs, the fully finished basement extends the living space with 2 additional bedrooms, a recreation room, and yet another 3-piece bathroom (with Heated Floors) – perfect for guests, teens, or a home office setup.



Step outside and fall in love with the expansive pie lot, with huge patio, meticulously landscaped yard, and garden area (with both front and back, complete with low-maintenance irrigation systems) – an outdoor haven ready for BBQs, relaxation, or entertaining. The double attached garage adds everyday convenience to this already incredible home.

Located in the peaceful, family-friendly community of Jumping Pound Ridge,. No traffic. Easy access to the mountains and the city. Surrounded by nature and walking paths – this home checks every box, and is why Jumping Pound Ridge is one of Cochrane's most desirable places to call home!

Built in 2012

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2228214    |
| Price          | \$735,000   |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,980       |
| Acres          | 0.14        |
| Year Built     | 2012        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 23 Jumping Pound Link |
| Subdivision | Jumping Pound Ridge   |
| City        | Cochrane              |

|             |                   |
|-------------|-------------------|
| County      | Rocky View County |
| Province    | Alberta           |
| Postal Code | T4C 0K4           |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, Pantry, Quartz Counters, Recessed Lighting, Separate Entrance, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Electric Range, Microwave, Range Hood, Refrigerator, Washer, Window Coverings                                      |
| Heating           | Forced Air, Natural Gas                                                                                                               |
| Cooling           | Central Air                                                                                                                           |
| Fireplace         | Yes                                                                                                                                   |
| # of Fireplaces   | 1                                                                                                                                     |
| Fireplaces        | Gas                                                                                                                                   |
| Has Basement      | Yes                                                                                                                                   |
| Basement          | Finished, Full                                                                                                                        |

### Exterior

|                   |                                    |
|-------------------|------------------------------------|
| Exterior Features | Private Entrance, Private Yard     |
| Lot Description   | Back Yard, Landscaped, Lawn, Level |
| Roof              | Asphalt Shingle                    |
| Construction      | Vinyl Siding                       |
| Foundation        | Poured Concrete                    |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 9th, 2025 |
| Days on Market | 8              |
| Zoning         | R-LD           |

### Listing Details

|                |                            |
|----------------|----------------------------|
| Listing Office | RE/MAX iRealty Innovations |
|----------------|----------------------------|

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