

\$455,000 - 8, 122 Bow Ridge Crescent, Cochrane

MLS® #A2265241

\$455,000

3 Bedroom, 3.00 Bathroom, 1,272 sqft

Residential on 0.05 Acres

Bow Ridge, Cochrane, Alberta

Discover this beautifully maintained and nicely updated, solidly built townhouse condo in the heart of Bow Ridge and surrounded by nature, kms of walking paths and access to parks, playgrounds and the Bow River and Jumping Pound Creek! This property offers the perfect blend of comfort, style, and functionality. The main floor welcomes you with a bright, open layout featuring a gas fireplace, knockdown ceilings, and plenty of natural light. The kitchen features wood countertops, eat up kitchen island, SS appliances and large pantry. The dining, and living spaces connect seamlessly and open up to a lovely deck—ideal for BBQs or relaxing and enjoying the mature trees and nature abound. You™ll also find a powder room, and access to the double attached garage with your very own climbing wall and plenty of room for storage and vehicles. Upstairs are three spacious bedrooms, including a large primary suite complete with a beautifully updated 4-piece ensuite and generous closet. The recently renovated full bathroom serves the additional bedrooms, perfect for family or guests. The fully finished lower level adds even more living space with a big family or recreation room, home gym and lower level laundry—great for teens, guests, or a home office. With a new roof in 2020, new refrigerator, deck, weeping tile and exceptional maintenance throughout, this move-in-ready home stands out in one of Cochrane™s most sought-after condo



communities. Donâ€™t miss this rare opportunity!

Built in 1999

Essential Information

MLS® #	A2265241
Price	\$455,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,272
Acres	0.05
Year Built	1999
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	8, 122 Bow Ridge Crescent
Subdivision	Bow Ridge
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 1V9

Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Kitchen Island, No Smoking Home, Open Floorplan, Pantry
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, Cul-De-Sac
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 20th, 2025
Days on Market	24
Zoning	R-MX

Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.