



GRASSROOTS
REALTY GROUP

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**131 Crystalridge Court
Okotoks, Alberta**

MLS # A2260111



\$659,900

Division:	Crystalridge		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,746 sq.ft.	Age:	2002 (23 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Cul-De-Sac, Front Yard, Fruit Trees/Shrub(s), Garden, Gazebo, L		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	TN
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Closet Organizers, Kitchen Island, Pantry, Quartz Counters, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)		

Inclusions: Built-in bench in dining area, sprinkler system "as is", TV brackets will stay, built in bed in kids room

Welcome to this awesome 3 bedroom lake community home with fully finished basement, located in a quiet cul de sac, just a short walk to the beach house. This home has been beautifully cared for and pride of ownership is demonstrated throughout. As you walk up to the home you will appreciate the fully screened front deck, step inside and admire the gorgeous LVP flooring throughout the main level. This home features a recently renovated kitchen with white cabinets, gleaming quartz counters, gorgeous backsplash, large island with eating space and stainless steel appliances. The spacious living room is a great place to relax after a long day and has a beautiful stacked stone fireplace. Entertain in the dining area with built-in seating or step out onto the deck for a BBQ. The low maintenance rear yard in this home is beautiful and features artificial turf, a raised garden with lovely retaining wall, a gravel area with gazebo and lots of mature trees - a great place to sit and chill out! Completing the main floor is a laundry room, mud room and a half bath. Upstairs is a large bonus room with high vaulted ceilings - great for family movie nights! There are 3 spacious bedrooms, the master features a walk in closet and a gorgeous renovated 4 piece ensuite with large vanity, oversized tiled shower and a soaker tub. Completing this level is a 4 piece family bathroom. The fully finished basement has a large family/ games room with fireplace and a large den/gym. This is a lovely home in a great location, just a short walk to the lake and all its fabulous amenities and must be viewed to be appreciated. View 3D/Multi Media/Virtual Tour.