



**GRASSROOTS**  
REALTY GROUP

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## 51 Hunters Crescent Okotoks, Alberta

**MLS # A2263734**



**\$689,900**

|                  |  |               |                   |
|------------------|--|---------------|-------------------|
| <b>Division:</b> | Hunters Glen                                 |               |                   |
| <b>Type:</b>     | Residential/House                            |               |                   |
| <b>Style:</b>    | 4 Level Split                                |               |                   |
| <b>Size:</b>     | 1,645 sq.ft.                                 | <b>Age:</b>   | 1988 (37 yrs old) |
| <b>Beds:</b>     | 3  | <b>Baths:</b> | 2 full / 1 half   |
| <b>Garage:</b>   | Single Garage Attached                       |               |                   |
| <b>Lot Size:</b> | 0.11 Acre                                    |               |                   |
| <b>Lot Feat:</b> | Back Yard, Landscaped, Lawn, Rectangular Lot |               |                   |

|                    |   |                   |    |
|--------------------|---|-------------------|----|
| <b>Heating:</b>    | Forced Air  | <b>Water:</b>     | -  |
| <b>Floors:</b>     | Tile, Vinyl Plank   | <b>Sewer:</b>     | -  |
| <b>Roof:</b>       | Asphalt Shingle   | <b>Condo Fee:</b> | -  |
| <b>Basement:</b>   | Crawl Space, Finished, Full, Walk-Out To Grade  | <b>LLD:</b>       | -  |
| <b>Exterior:</b>   | Stucco, Wood Frame  | <b>Zoning:</b>    | TN |
| <b>Foundation:</b> | Wood  | <b>Utilities:</b> | -  |
| <b>Features:</b>   | Kitchen Island, No Smoking Home, Storage, Tankless Hot Water, Vaulted Ceiling(s), Vinyl Windows |                   |    |

**Inclusions:** NA

Welcome to newly renovated 51 Hunters Crescent. This stunning four level split home is hidden in a mature neighbourhood with large trees, park, walking paths along the river, close to Big Rock elementary school and shopping. The home has been beautifully renovated throughout. The new kitchen offers plenty of custom cabinets, all new appliances including a chefs dream gas range, farm style sink, kitchen island for prepping and built in wine fridge. The main floor also has a large living/dining space filled with natural light from all the new triple pane windows and high vaulted ceiling. Just down from the kitchen you have a cozy family room with your gas fireplace for those warm movie nights. This floor also offers your brand new laundry room with new washer and dryer, a two piece bathroom and large mud room. Downstairs offers a large flex space that could be a bedroom (window may or may not be egress), games room, office, learning area so many options. In the mechanical room there is a huge storage space, brand new furnace and brand new tankless water heater offering hot water on demand. Your upper floor offers a large primary with a brand new three piece ensuite. Fully walk in shower with the most stunning tile. You also have another four piece bathroom and two more large bedrooms. Outside you can enjoy your large covered deck, there is also wiring for a hot tub, and mature backyard space for family gatherings. As for the location of this hidden gem. You are steps away from an elementary school, a playground and breathtaking walking paths along the river. Perfect for those fall family photos. Come and fall in love with this move in ready family friendly home.