

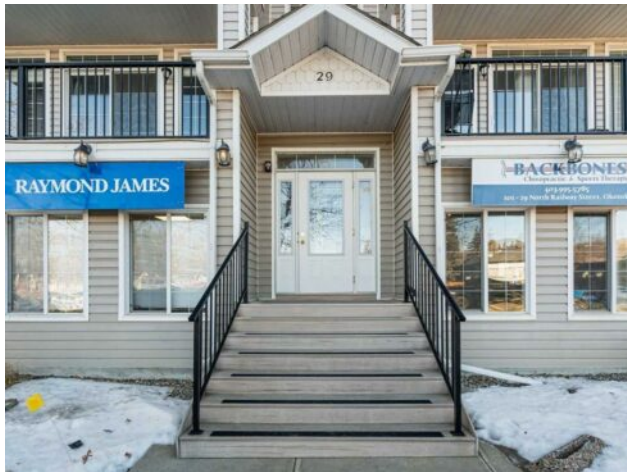


**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

**303, 29 N Railway Street N  
Okotoks, Alberta**

**MLS # A2280075**



**\$300,000**

<b>Division:</b>	Heritage Okotoks		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	1,128 sq.ft.	<b>Age:</b>	2005 (21 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Stall		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Fireplace(s), Forced Air, Natural Gas, See Remarks	<b>Water:</b>	-
<b>Floors:</b>	Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 641
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	See Remarks, Vinyl Siding, Wood Frame	<b>Zoning:</b>	D
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, See Remarks		

**Inclusions:** none

Welcome to Unit 303 at 29 N Railway Street in the heart of Okotoks. This top-floor, 1,128 sq ft condo offers a bright and functional layout with 2 bedrooms and 2 full bathrooms, perfect for comfortable everyday living. Enjoy the privacy and quiet of a north-facing balcony, ideal for morning coffee or unwinding at the end of the day. The open-concept living and dining area is spacious and inviting, complemented by in-suite laundry and plenty of storage throughout. The primary bedroom features a generous layout with its own ensuite, while the second bedroom and bathroom provide flexibility for guests, a home office, or roommates. An assigned parking stall adds everyday convenience. Located just steps from downtown Okotoks, shops, restaurants, walking paths, and amenities, this well-maintained building offers unbeatable walkability and lifestyle appeal. A fantastic opportunity for first-time buyers, downsizers, or investors alike. Pet friendly up to 50kg with board approval. Adult Building 21+