



GRASSROOTS
REALTY GROUP

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

9 Mountain Place Okotoks, Alberta

MLS # A2282183



\$715,000

Division:	Rosemont		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,504 sq.ft.	Age:	1974 (52 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Back Yard, Cul-De-Sac, Few Trees, Fruit Trees/Shrub(s), Landsc		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	TN
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Closet Organizers, Granite Counters, Laminate Counters, Storage		

Inclusions: NA

Charm meets convenience in this delightful single-family abode! Step into a world of warmth and comfort as you enter this stylish, fully finished bungalow tucked away on a quiet cul-de-sac in the highly sought-after family-friendly Rosemont neighborhood. Embrace the tranquility of the landscaped backyard oasis, your own private retreat after a long day. This stylish house boasts refinished hardwood flooring, a cozy wood-burning fireplace, and an abundance of natural light that dances through the many windows. Take pleasure in the gourmet kitchen, featuring beautiful maple cabinetry, a center island, and stainless-steel appliances - a haven for aspiring chefs. Savor your morning coffee on your east-facing deck while enjoying the many bird songs in the surrounding trees. Enjoy the feeling of a lux retreat in your updated main bathroom offering soothing colors and luxurious features such as in-floor heating and a free-standing bathtub. The fully finished lower level provides generous additional living space including a large bedroom, recreational room and full bathroom. With top-notch schools and amenities just a stone's throw away, this house is your gateway to a dynamic lifestyle, complete with trendy eateries, walking paths nearby, parks, and cultural hotspots this property offers the perfect balance of comfort, functionality, and location.