



**349062 Tamarack Drive E
Rural Foothills County, Alberta**

MLS # A2291551



\$1,075,000

Division:	NONE		
Type:	Residential/House		
Style:	Acreage with Residence, Bungalow		
Size:	1,750 sq.ft.	Age:	2024 (2 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	4.30 Acres		
Lot Feat:	Cleared, Cul-De-Sac		

Heating:	Forced Air, Natural Gas	Water:	Well
Floors:	Carpet, Hardwood	Sewer:	Septic Field, Septic Tank
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	36-20-29-W4
Exterior:	Wood Frame	Zoning:	CR
Foundation:	Poured Concrete	Utilities:	-

Features: Bookcases, Built-in Features, Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Recessed Lighting, Soaking Tub

Inclusions: None

Brand new bungalow by Frontier Homes on 4.30 acres near Okotoks, just 15 minutes from Calgary. This 2001 sq. ft. home features an open concept living area with abundant natural light, a Napoleon gas fireplace, and 9 ft. ceilings. The chef's kitchen boasts granite countertops, custom cabinetry, and a spacious pantry. The main level includes 3 bedrooms, a luxurious primary bedroom with walk-in closet and 5-piece ensuite, plus main floor laundry. The basement offers potential for further development. Enjoy the oversize double attached garage, east deck, and cul-de-sac location with easy access to amenities and highways. A perfect blend of comfort and sophistication awaits in this beautiful home.