



**43 Mist Mountain Rise
Okotoks, Alberta**

MLS # A2298720



\$1,189,000

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| Division: | Mountainview | | |
| Type: | Residential/House | | |
| Style: | 2 Storey | | |
| Size: | 2,627 sq.ft. | Age: | 2018 (8 yrs old) |
| Beds: | 4 | Baths: | 3 full / 1 half |
| Garage: | Double Garage Attached, Insulated | | |
| Lot Size: | 0.11 Acre | | |
| Lot Feat: | Back Yard, Backs on to Park/Green Space, Landscaped, Lawn, No Neighbour | | |

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| Heating: | In Floor, Forced Air | Water: | - |
| Floors: | Ceramic Tile, Hardwood | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Full | LLD: | - |
| Exterior: | Composite Siding, Wood Frame | Zoning: | TN |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Bookcases, Built-in Features, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Vinyl Windows, Walk-In Closet(s) | | |
| Inclusions: | N/A | | |

Perched on a sun-soaked south-facing ridge, this stunning home offers truly breathtaking MOUNTAIN and RIVER VALLEY views you’ll never tire of. With almost 3,700 sq ft of beautifully finished living space across three levels, this property blends high-end craftsmanship with thoughtful, functional design throughout. The main floor immediately impresses with upgraded hardwood flooring, tray ceilings, a dedicated home office, and a well-designed mudroom complete with custom built-ins and lockers. The open-concept layout is perfect for both everyday living and entertaining, featuring a spacious dining area with a built-in buffet and custom shelving that flows seamlessly into the inviting living room. Here, a gorgeous stone fireplace and expansive windows frame those unforgettable panoramic views. At the heart of the home is a truly show-stopping, award-winning kitchen. Designed for both style and performance, it features an industrial-sized fridge/freezer, built-in appliances, double dishwashers, and ceiling-height cabinetry with soft-close features. A walk-through butler’s pantry connects to a massive walk-in pantry for ultimate convenience. The oversized 38 sq ft island is perfect for gathering—comfortably seating the whole family while you take in sweeping 180-degree views over Okotoks. This kitchen is more than just functional—it’s a standout feature of the home. Upstairs, enjoy brand NEW HARDWOOD flooring. The thoughtfully placed family room creates separation between the children’s or guest wing and the impressive primary retreat. The primary suite is a sanctuary, with vaulted ceilings in both the bedroom and ensuite, elegant upgraded lighting, and incredible views of the Sheep River and Rocky Mountains that change beautifully with the seasons. A well-appointed laundry room on this level includes plenty

of cabinetry, a sink, and built-in drying racks. The additional front bedrooms offer flexible space to suit your needs. The fully finished basement carries a modern loft-style feel with upgraded LVP flooring. This level offers incredible versatility with space for a home office or study area, a private gym with durable rubber flooring, an additional bedroom, and a spa-inspired 3-piece bathroom with heated floors. Smart design ensures plenty of storage throughout, along with custom barn doors to easily create privacy where needed. Step outside to your own private backyard retreat, designed for low-maintenance enjoyment year-round. Featuring zero-scaped landscaping, a custom herringbone deck, stone patio, and a built-in fireplace, this space is ideal for relaxing or entertaining. You'll even have a front-row seat to local fireworks throughout the year. Located just steps from scenic walking paths, the Sheep River, and the charm of downtown Elizabeth Street, this home offers the perfect balance of peaceful small-town living with the convenience of being only 15 minutes from Calgary.