



**3 Cimarron Springs Way
Okotoks, Alberta**

MLS # A2146365



\$825,000

Division:	Cimarron Springs		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,418 sq.ft.	Age:	2013 (11 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached, Driveway		
Lot Size:	0.11 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	TN
Foundation:	Poured Concrete	Utilities:	-

Features: Central Vacuum, Closet Organizers, Double Vanity, Granite Counters, Kitchen Island, Open Floorplan, Pantry, Skylight(s), Walk-In Closet(s)

Inclusions: Everything currently in the house will be staying, including the shed in the back yard.

Welcome to this stunning 2-story home nestled in the desirable Cimarron Springs community. With a spacious total living space of 3,521.50 square feet including the fully developed basement, this modern residence offers ample room and luxurious comfort for your family. Featuring four well-appointed bedrooms and three and a half beautifully designed bathrooms, this home ensures comfort and privacy for everyone. The open floor plan seamlessly connects the living spaces, making it perfect for entertaining and family gatherings. The heart of the home is the beautiful kitchen, complete with a large walk-in pantry. Additionally, the mudroom provides a practical space for keeping the house organized. The double attached garage offers convenient and secure parking for your vehicles. This prime location is close to shopping centers, top-rated schools, and picturesque walking paths, providing both convenience and a high quality of life. Don't miss out on the opportunity to make this exquisite house your new home. Schedule a viewing today and experience the best of Cimarron Springs living!