

# \$514,900 - 105 Cimarron Grove Road, Okotoks

MLS® #A2227400

**\$514,900**

3 Bedroom, 2.00 Bathroom, 904 sqft

Residential on 0.08 Acres

Cimarron Grove, Okotoks, Alberta

This spacious 3 bed, 2 bath Bi-Level offers over 1700sq/ft of developed living space and comes with an oversized double detached garage. The main level consists of an open plan with hardwood floors, high ceilings and large windows that bring in tons of natural sunlight. The kitchen offers S/S appliances, custom cabinets, tiled backsplashes and a large breakfast bar that overlooks the spacious living room and separate dining area that grants access to a covered upper deck. Completing the main floor is a good sized primary bedroom plus a 4pc bath and 2nd bedroom. The basement is fully developed offering a huge family room, oversized 3rd bedroom plus a 3pc bath and laundry area. The exterior is fully fenced/landscaped with extended decking in the backyard leading to an oversized double detached garage that's fully insulated with alley access plus additional parking in the front. This well kept home is within walking distance to schools, parks, walking paths, major shopping, restaurants and easy access to main roadways.

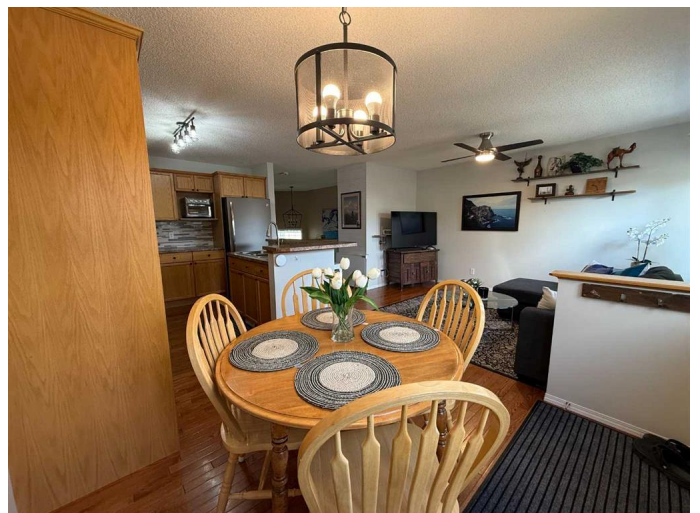
Built in 2005

## Essential Information

MLS® # A2227400

Price \$514,900

Bedrooms 3



|                |             |
|----------------|-------------|
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 904         |
| Acres          | 0.08        |
| Year Built     | 2005        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Active      |

### **Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 105 Cimarron Grove Road |
| Subdivision | Cimarron Grove          |
| City        | Okotoks                 |
| County      | Foothills County        |
| Province    | Alberta                 |
| Postal Code | T1S 2H1                 |

### **Amenities**

|                |                                              |
|----------------|----------------------------------------------|
| Parking Spaces | 4                                            |
| Parking        | Double Garage Detached, Insulated, Oversized |
| # of Garages   | 2                                            |

### **Interior**

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Ceiling Fan(s), High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan            |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                  |
| Cooling           | None                                                                                                     |
| Has Basement      | Yes                                                                                                      |
| Basement          | Finished, Full                                                                                           |

### **Exterior**

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Exterior Features | Private Yard                                                  |
| Lot Description   | Back Lane, Cul-De-Sac, Few Trees, Landscaped, Street Lighting |
| Roof              | Asphalt Shingle                                               |
| Construction      | Vinyl Siding, Wood Frame                                      |
| Foundation        | Poured Concrete                                               |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 4th, 2025 |
| Days on Market | 12             |
| Zoning         | TN             |

**Listing Details**

|                |           |
|----------------|-----------|
| Listing Office | 2% Realty |
|----------------|-----------|

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