

# \$789,800 - 277 Crystal Shores Drive, Okotoks

MLS® #A2225428

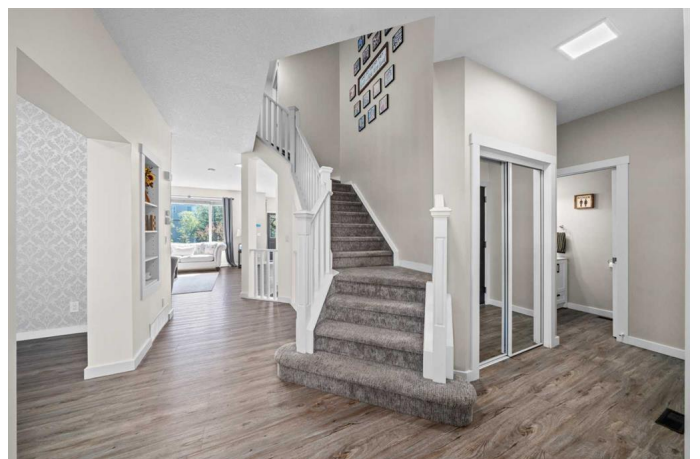
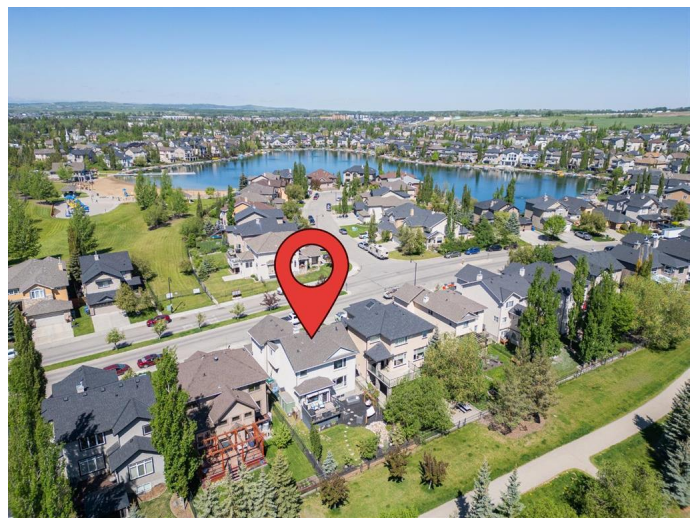
**\$789,800**

3 Bedroom, 3.00 Bathroom, 2,230 sqft

Residential on 0.12 Acres

Crystal Shores, Okotoks, Alberta

**\*\*OPEN HOUSE SATURDAY JUNE 7 FROM 12-2PM\*\*** Looking for a gorgeous, Air conditioned, Lake community home that backs onto greenspace? Look no further! This immaculate updated and upgraded home features 3 bedrooms, a main floor office and a bonus room with mountain views! As you enter the home you will be impressed with the abundance of natural light and the neutral colours. On the main floor you will find a great office/playroom with built in units and desks. Relax in the spacious living room which has a feature wall and a lovely fireplace with brick accents, whilst overlooking your rear yard and greenspace beyond. The modern kitchen has white cabinets, granite counters, built in oven, gas cooktop, large island and an awesome butlers pantry - a fabulous kitchen to prepare family meals! Entertain in the large dining area or step outside onto the deck for a BBQ whilst enjoying the beautiful yard. Completing the main level is half bath. Did I mention the updated light fixtures and the LVP flooring? Upstairs are 3 good sized bedrooms, the primary bedroom has a lovely feature wall, walk in closet with built ins and benefits from having a lovely ensuite with corner soaker tub, oversized shower and a large vanity. There is an updated 3 piece family bathroom with tiled shower. The fabulous bonus room has a corner gas fireplace, a lovely feature wall and has mountain views! Completing this level is a laundry room. The stairs are finished to the basement which is waiting for your ideas! The



backyard is a beautiful oasis with a seating area, trees and a pebble bed feature which overlooks the greenspace beyond the fence - a wonderful place to sit and enjoy the outdoors. The lake is just a quick walk and is a great amenity to enjoy all year round! View 3D/Multi Media/Virtual Tour!

Built in 2004

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2225428    |
| Price          | \$789,800   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 2,230       |
| Acres          | 0.12        |
| Year Built     | 2004        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 277 Crystal Shores Drive |
| Subdivision | Crystal Shores           |
| City        | Okotoks                  |
| County      | Foothills County         |
| Province    | Alberta                  |
| Postal Code | T1S2C7                   |

### Amenities

|                |                                                                                   |
|----------------|-----------------------------------------------------------------------------------|
| Amenities      | Beach Access                                                                      |
| Parking Spaces | 4                                                                                 |
| Parking        | Concrete Driveway, Double Garage Attached, Garage Door Opener, Garage Faces Front |
| # of Garages   | 2                                                                                 |

## Interior

|                   |                                                                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Closet Organizers, Granite Counters, Kitchen Island, No Smoking Home, Vinyl Windows                                                        |
| Appliances        | Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Fireplace(s), Forced Air, Natural Gas                                                                                                                         |
| Cooling           | Central Air                                                                                                                                                   |
| Fireplace         | Yes                                                                                                                                                           |
| # of Fireplaces   | 2                                                                                                                                                             |
| Fireplaces        | Brick Facing, Gas, Living Room, Other                                                                                                                         |
| Has Basement      | Yes                                                                                                                                                           |
| Basement          | Full, Unfinished                                                                                                                                              |

## Exterior

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Rain Gutters                                                                                                      |
| Lot Description   | Backs on to Park/Green Space, Front Yard, Fruit Trees/Shrub(s), Low Maintenance Landscape, Rectangular Lot, Views |
| Roof              | Asphalt Shingle                                                                                                   |
| Construction      | Stone, Stucco, Wood Frame                                                                                         |
| Foundation        | Poured Concrete                                                                                                   |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 1st, 2025 |
| Days on Market | 7              |
| Zoning         | TN             |
| HOA Fees       | 303            |
| HOA Fees Freq. | ANN            |

## Listing Details

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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