

44 Crystalridge Close
Okotoks, Alberta

MLS # A2169892



\$624,900

Division:	Crystalridge		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,692 sq.ft.	Age:	2001 (23 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached, Front Drive, Garage Door Oper		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Front Yard, Garden, Landscaped		

Heating:	Baseboard, Electric, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	TN
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Kitchen Island, No Smoking Home, Pantry, Vinyl Windows, Walk-In Closet(s)		

Inclusions: All of Tenant's belongings

Welcome to this great 4 bedroom, 3.5 bathroom home, situated in the popular Lake community of Crystal Shores. This home benefits from having a large yard, fully finished basement and an attached double garage. As you enter the home you will like the tiled entrance and the abundance of natural light. relax in the spacious living room with laminate flooring. The white kitchen features a corner pantry, island with eating bar and lots of counterspace. entertain in the large dining area or step out of the patio doors onto the full width deck for a BBQ! Completing this level is a half bat and a laundry/mud room. Upstairs is a massive bonus room with corner gas fireplace and mountain views. There are 3 spacious bedrooms, the master features an ensuite with deep soaker tub and a walk in closet. The 4 piece family bathroom completes this level. In the fully finished basement is a 3 piece bathroom with corner shower, bedroom #4 (window size may not be to current code) and a huge family/games room. The furnace room has additional storage too. The back yard is lovely and features raised planters ready for your garden and has great potential for RV parking if you require it. This home is just a short walk to schools, the lake and shopping. This is a great family home that should be viewed to be appreciated! View 3D/Multi Media/Virtual Tour!