

# \$750,000 - 24 Drake Landing Grove, Okotoks

MLS® #A2154472

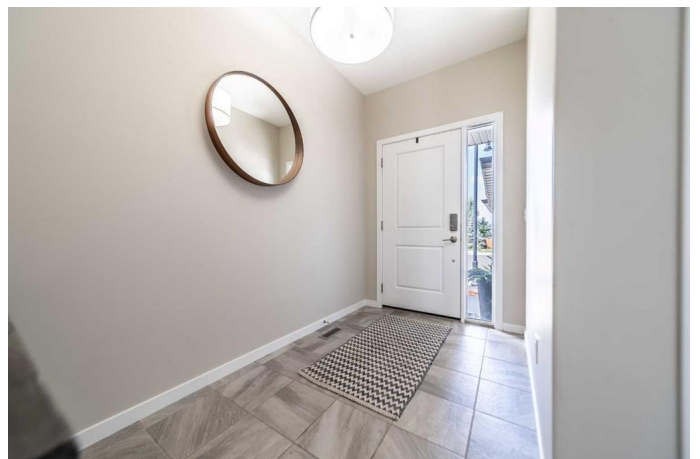
**\$750,000**

3 Bedroom, 3.00 Bathroom, 1,145 sqft

Residential on 0.10 Acres

Drake Landing, Okotoks, Alberta

Make this home your own! This stunning 3 bedroom walk-out bungalow offers the perfect blend of comfort, style, and tranquility. As soon as you enter this bright and spacious main floor, you'll immediately notice the open space with an abundance of natural light pouring through the patio doors, leading to a large deck that overlooks a serene pond and walking path. Imagine having your morning coffee and watching the sun rise and winding your nights down with the sunset. The open-concept layout seamlessly connects the living, dining, and kitchen areas, creating an inviting space perfect for both relaxation and entertaining. Stainless steel appliances, corner pantry, large kitchen island, everything the culinary expert in your home could ask for! The master suite, conveniently located on the main floor, is a true retreat. It features its own patio doors to the deck, with the gentle view of the pond. The spa-like ensuite, accessible through a charming barn door, boasts double sinks, a luxurious tub, and a beautifully tiled shower, ensuring a private oasis for unwinding. Not to mention ample closet space! Downstairs, the large family room has so much to offer with open area for game nights, movie nights or simply quiet times for you on those days you need it. There are two additional bedrooms, each with huge walk-in closets, providing substantial storage and comfort. This level offers an abundance of enjoyment for family or guests, ensuring everyone has their own haven.



Enjoy the walk out to the backyard straight to the paths - it's that easy! Storage will never be an issue in this home, with plenty of room to keep your belongings organized and out of sight. The heated garage is perfect for those chilly Alberta winters, providing both convenience and comfort.Â Backing onto a pond and surrounded by walking paths, this home is ideal for anyone.Â Easy access in and out of Okotoks for those who commute, more amenities are being built makingÂ Drake Landing more desirable by the day!Â Don't miss the opportunity to make this exceptional bungalow your forever home. Experience the perfect balance of luxury and tranquility in this beautiful property.Â Book a showing with your favourite Realtor !!

Built in 2018

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2154472    |
| Price          | \$750,000   |
| Sold Price     | \$745,000   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,145       |
| Acres          | 0.10        |
| Year Built     | 2018        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Sold        |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 24 Drake Landing Grove |
| Subdivision | Drake Landing          |
| City        | Okotoks                |

|             |                  |
|-------------|------------------|
| County      | Foothills County |
| Province    | Alberta          |
| Postal Code | T1S0P6           |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |

### Interior

|                   |                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------|
| Interior Features | Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Walk-In Closet(s)                      |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Microwave, Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating           | Forced Air                                                                                                            |
| Cooling           | None                                                                                                                  |
| Fireplace         | Yes                                                                                                                   |
| # of Fireplaces   | 1                                                                                                                     |
| Fireplaces        | Gas, Living Room                                                                                                      |
| Has Basement      | Yes                                                                                                                   |
| Basement          | Finished, Full, Walk-Out                                                                                              |

### Exterior

|                   |                                                                       |
|-------------------|-----------------------------------------------------------------------|
| Exterior Features | Private Yard                                                          |
| Lot Description   | Backs on to Park/Green Space, Cul-De-Sac, No Neighbours Behind, Views |
| Roof              | Asphalt Shingle                                                       |
| Construction      | Composite Siding, Wood Frame                                          |
| Foundation        | Poured Concrete                                                       |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 1st, 2024  |
| Date Sold      | August 18th, 2024 |
| Days on Market | 17                |
| Zoning         | TN                |
| HOA Fees       | 0.00              |

### Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and

the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.