

\$569,900 - 350 Cimarron Boulevard, Okotoks

MLS® #A2170907

\$569,900

4 Bedroom, 3.00 Bathroom, 1,376 sqft

Residential on 0.11 Acres

Cimarron, Okotoks, Alberta

Welcome to this charming bungalow in the wonderful community of Cimarron in Okotoks! This home offers a perfect blend of comfort and convenience. This spacious, Air Conditioned home features two bedrooms, a den and two full baths on the main level along with 2 bedrooms, a full bath, tons of storage and a huge family room in the fully developed basement, providing ample space for the entire family and then some! The kitchen is equipped with a new fridge (2024), complementing the stylish hardwood floors & cherry cabinets. A massive kitchen island not only has cupboards to hold all of those essential kitchen gadgets, but also a large breakfast bar for those on the run! The open concept is great for entertaining family and friends or just cozy up to the fireplace on those chilly evenings for some peace and quiet.

This property has seen significant updates, including all new triple pane windows (2019), a new roof (2024), new hot water tank (2022), and newly landscaped back yard (2024). Lots of trees, beautiful green grass, and a back deck complete with gas line for the BBQ and a huge retractable awning are your oasis in the back or relax on the inviting front, fully covered porch and watch the traffic go by as the evening sun disappears. The double attached garage offers convenient parking for 2 and plenty of extra storage space within the many wall mounted cabinets.



This home is perfect for families, with schools nearby and walking and biking paths just a block away. Shopping is only a two-minute drive, while easy access to highways within five minutes makes commuting effortless. Don't miss the opportunity to make this beautifully maintained bungalow in Okotoks your new home!

Built in 2006

Essential Information

MLS® #	A2170907
Price	\$569,900
Sold Price	\$600,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,376
Acres	0.11
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	350 Cimarron Boulevard
Subdivision	Cimarron
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S2L8

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior



Interior Features	Open Floorplan, Vaulted Ceiling, Hardwood Floors, Granite Counters, High Ceilings, Vinyl Siding, No Smoking Home, Pantry, Reception
Appliances	Dishwasher, Refrigerator, Electric Range, Garburator, Hood Fan, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Awning(s), BBQ gas line, Private Yard
Lot Description	Back Yard, Few Trees, Front Yard, Level, Rectangular Lot, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Wood Frame, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 9th, 2024
Date Sold	November 4th, 2024
Days on Market	26
Zoning	R-1
HOA Fees	0.00

Listing Details

Listing Office	MaxWell Canyon Creek
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