

\$735,000 - 60 Westmount Way, Okotoks

MLS® #A2185600

\$735,000

4 Bedroom, 4.00 Bathroom, 2,442 sqft

Residential on 0.11 Acres

Westmount_OK, Okotoks, Alberta

OPEN HOUSE! FEB 1st 12pm -2 pm Discover unparalleled value in this stunning 3,600 sq ft home, offering a blend of modern elegance and thoughtful design in one of Okotoks's™ most desirable communities. From the moment you arrive, the oversized double attached garage and south-facing front patio warmly welcome you. Step inside, where hardwood floors and 9'™ ceilings set the tone for a space that feels both luxurious and inviting. The main floor is a masterpiece of functionality and style, featuring a front living and dining area perfect for entertaining. Beyond lies the family room, where a decorative gas fireplace with a rich mantle invites cozy evenings, and the kitchen becomes the heart of the home with its expansive island, dark granite countertops, undermount sink, and shaker-style cabinetry in a warm, refined brown tone. A corner pantry ensures ample storage, while the adjacent breakfast nook leads to a landscaped backyard oasis, complete with a large deck, stamped concrete patio, and lush greenery. Finishing this level is a versatile den, a convenient two-piece bath, and a mudroom/laundry room with built-in cabinets for ultimate practicality. Upstairs, elegance meets versatility. The primary suite is a serene retreat, featuring a sitting area bathed in natural light from large windows, a walk-in closet, and a luxurious five-piece ensuite with double vanities, a makeup counter, and upgraded cabinetry. Two additional bedrooms,



both with walk-in closets, share a well-appointed four-piece bathroom, while the bonus room offers endless possibilities—use it as a media room, a playroom, or convert it into an additional upper level bedroom to suit your needs. The fully developed basement adds even more living space with its sprawling recreation room, perfect for a home theatre, alongside a wet bar, bedroom, and full bathroom. The clever layout allows for an additional bedroom to be easily added. This home truly delivers on space, style, and functionality, offering 2,442 sq ft above grade and 1,159 sq ft in the basement. As if that weren't enough, this home comes loaded with additional features, including a water softener system, a central vacuum system with attachments, and a garburator in the kitchen. It also boasts dual furnaces and a hot water pump that ensures instant hot water throughout the home—a feature you'll quickly come to love. Located just minutes from one of Okotoks's largest shopping districts, you'll have access to restaurants, gyms, shops, grocery stores, and more. Families will appreciate proximity to Westmount School, making this an ideal location for those seeking convenience and community. Don't miss the chance to call this exceptional property your home—schedule your showing today and experience the perfect blend of comfort, space, and sophistication!

Built in 2011

Essential Information

MLS® #	A2185600
Price	\$735,000
Sold Price	\$722,500
Bedrooms	4
Bathrooms	4.00

Full Baths	3
Half Baths	1
Square Footage	2,442
Acres	0.11
Year Built	2011
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	60 Westmount Way
Subdivision	Westmount_OK
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S 0E1

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Concrete Driveway, Oversized

Interior

Interior Features	Breakfast Bar, Granite Counters, High Ceilings, Kitchen Island, Pantry, Storage, Walk-In Closet(s), Wet Bar, Built-in Features, Central Vacuum, Double Vanity, French Door, Wired for Sound
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Washer, Window Coverings, Garburator, Gas Range, Range Hood, Water Softener
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Family Room, Mantle, Tile
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Yard, Rectangular Lot, Landscaped

Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Concrete
Foundation	Poured Concrete

Additional Information

Date Listed	January 8th, 2025
Date Sold	February 11th, 2025
Days on Market	34
Zoning	TN
HOA Fees	0.00

Listing Details

Listing Office	eXp 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.