

\$290,000 - 3115, 200 Community Way, Okotoks

MLS® #A2190287

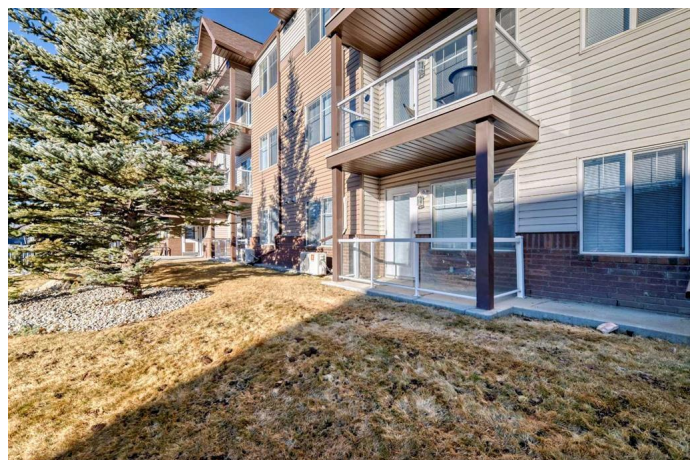
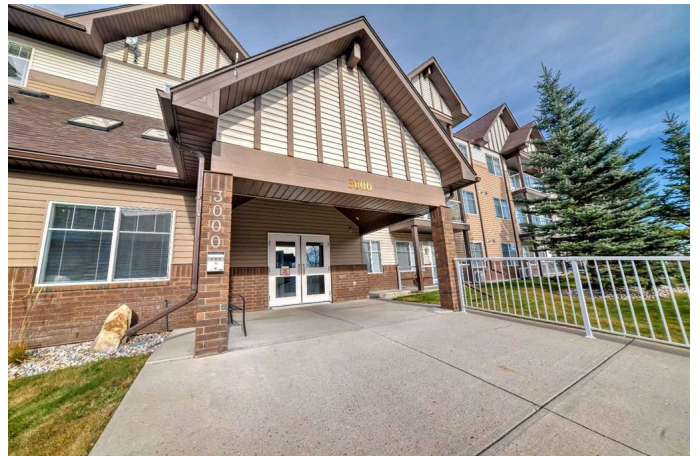
\$290,000

1 Bedroom, 1.00 Bathroom, 690 sqft

Residential on 0.00 Acres

Woodhaven, Okotoks, Alberta

Welcome to this Ground Floor Gem in Sought-After Calvanna Village (+55 Complex) in Okotoks! Boasting an abundance of natural light thanks to being a south facing unit, this 1-bedroom, den, 1-full-bath, home combines style, convenience, and comfort in a vibrant +55 community. Step thru the door into this spacious, open-concept unit where you will find a large kitchen off to your left that is perfect for entertaining or prepping that yummy dinner. Just beyond that is a very large living space that is great for those wonderful family gatherings, or simply curling up on the couch with a great book! Once you are in the unit, off to the right you will find a large den to be used for anything your heart desires - crafting, reading, art - the list of possibilities is endless! The kitchen features TONS of counterspace that meets up with all of your stainless steel appliances topped off with beautiful granite countertops - and cupboard space galore!! With the stackable washer/dryer just steps away from your large, bright bedroom - this makes THIS unit the best choice. Relax year-round with the comfort of in-suite air conditioning & In-floor heating. There are SO many things to keep you occupied - head out to the balcony to do some deer watching, soak up some sun, or to fire up your BBQ. Wanna get out of your unit for a bit? Head on over to the clubhouse to take part in any number of activities or maybe just shoot some pool or get your steps in at the gym space! If hanging around the clubhouse is your thing, you wont



have to wait long for any one of the optional activities to start up - some of which include music nights, movie nights (popcorn included), card games, and even bingo where you can rake in some decent cash! Wanna head out and about? There is no shortage of places to go that are well within walking distance to Calvanna - places such as walking paths along the Sheep River and throughout the communities of Okotoks, pubs, coffee shops, restaurants & shopping. This no-pet, no-smoking unit is ideal for those looking for a low-maintenance, vibrant community lifestyle. Call your favorite Real Estate agent today to book your showing!

Built in 2008

Essential Information

MLS® #	A2190287
Price	\$290,000
Sold Price	\$300,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	690
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	3115, 200 Community Way
Subdivision	Woodhaven
City	Okotoks
County	Foothills County
Province	Alberta
Postal Code	T1S2L2

Amenities

Amenities	Clubhouse, Elevator(s), Fitness Center, Garbage Chute, Parking, Recreation Facilities, Secured Parking, Visitor Parking
Parking Spaces	1
Parking	Parkade

Interior

Interior Features	No Animal Home, No Smoking Home, Pantry, Breakfast Bar, Chandelier, Granite Counters, Walk-In Closet(s)
Appliances	Dishwasher, Garage Control(s), Refrigerator, Microwave, Stove(s), Washer/Dryer Stacked
Heating	In Floor
Cooling	Central Air, Wall Unit(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
# of Stories	3

Exterior

Exterior Features	Balcony
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 2nd, 2025
Date Sold	February 11th, 2025
Days on Market	9
Zoning	R3
HOA Fees	0.00

Listing Details

Listing Office	MaxWell Canyon Creek
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